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WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

K-35608

Vol. M87 pg. 12140

This Indenture Witnesseth, THAT E. RONALD ISAKSON and ALICE M. ISAKSON, hus-

band and wife, hereinafter known as grantor s, for the consideration hereinafter stated  
have bargained and sold, and by these presents do grant, bargain, sell and convey unto  
JED J. LANCASTER and ALICE K. LANCASTER,

husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 15 in Block 12 of Eighth Addition to Sunset Village, according to the  
official plat thereof on file in the office of the County Clerk of Klamath  
County, Oregon.

Subject to: 1982-83 real property taxes which are now a lien but not yet  
payable; Liens and assessments of Klamath Project and Enterprise Irrigation  
District, and regulations, contracts, easements, water and irrigation rights  
in connection therewith; Rules, regulations and assessments of South Subur-  
ban Sanitary District; Rules, regulations and assessments of Sunset Village  
Lighting District; Reservations and restrictions in the dedication of Tract  
1122-Eighth Addition to Sunset Village; Declaration of Conditions and Re-  
strictions Eighth Addition to Sunset Village, Tract 1122, recorded March 25,  
1975, in Vol. M75 at page 3318, Deed Records of Klamath County, Oregon;  
Easements and rights of way of record and those apparent on the land, if any;  
Trust Deed recorded July 7, 1977, in Vol. M77 at page 11967, Mortgage Rec-  
ords of Klamath County, Oregon, in favor of Klamath First Federal Savings  
and Loan Association, beneficiary, which said Trust Deed grantees hereby  
expressly assume and agree to pay; and to a Trust Deed recorded October 3,  
1980, in Vol. M80 at page 19243, Mortgage Records of Klamath County, Oregon,  
in favor of John C. Cunningham and Anna J. Cunningham, husband and wife, ben-  
eficiary, which said Trust Deed grantees hereby expressly assume and agree  
to pay.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 67,500.00  
However, the actual consideration includes other property which is part of the consideration.  
(Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an  
estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and  
their assigns, that they are the owners in fee simple of said premises; that they are free from  
all incumbrances, except those above set forth,  
and that they will warrant and defend the same from all lawful claims whatsoever,  
except those above set forth.

IN WITNESS WHEREOF, they have hereunto set their hands and seal s  
this 3d day of September, 19 82.

\_\_\_\_\_(SEAL) *E. Ronald Isakson* (SEAL)  
\_\_\_\_\_(SEAL) *Alice M. Isakson* (SEAL)

STATE OF OREGON, County of Klamath ) ss. September 3rd, 19 82.  
Personally appeared the above named E. Ronald Isakson and Alice M. Isakson, husband  
and wife,

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

*Joyce Moore*  
Notary Public for Oregon.  
My commission expires 8/27/83

After recording return to:  
Jed J. & Alice K. Lancaster  
3942 LaMarada Way

Klamath Falls, OR 97601

Until a change is requested, all tax statements  
shall be sent to the following name and address:  
same as now of record

STATE OF OREGON, }  
County of Klamath } ss.

I certify that the within instrument was re-  
ceived for record on the 12 day of Sept  
19 82, at 3:06 o'clock P. M., and recorded in book  
M 82 on page 12140 Record of Deeds of  
said County.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk  
County Clerk-Recorder

By *Joyce Moore*  
fee \$4.00 Deputy

From the Office of  
WILLIAM L. SISEMORE  
First Federal Bldg.  
540 Main Street  
Klamath Falls, Oregon 97601