

15635

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. M82 page 12428

KNOW ALL MEN BY THESE PRESENTS, That Errol Van Sant and Josephine Van Sant, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by James W. Camidge and Anna Lee Camidge, husband and wife, hereinafter called the grantees, does

hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 10 in Block 72 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 3, Klamath County, Oregon.

Subject, however, to the following:

1. Subject to reservations in deeds from Ada Parsons Sparrethorn to Henry P. Cox, et al, recorded June 11, 1936 in Deed Volume 106 at page 459, Records of Klamath County, Oregon. "reserving all oil, gas and minerals, with the right to enter said lands to explore, bore wells and make excavations and remove all oils and minerals found, together with right of way for pipe lines. (Covers additional property)

2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Klamath Falls Forest Estates, Highway 66 Unit, Plat No. 3.

3. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,

Recorded : June 24, 1965 Book: 362 Page: 400.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed, and that

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 2,995.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which) (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 14 day of October, 1977; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, CALIFORNIA,
County of Los Angeles } ss.
October 14th, 1977

Personally appeared the above named
Errol Van Sant and
Josephine Van Sant, husband
and wife

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

Before me:
(OFFICIAL SEAL) Patty D. Rodriguez
Notary Public for OREGON California
My commission expires June 15, 1980

STATE OF OREGON, County of) ss.
1977

Personally appeared and
each for himself and not one for the other, did say that the former is the
president and that the latter is the
secretary of

a corporation,
and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:



PATTY D. RODRIGUEZ (OFFICIAL SEAL)
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires June 15, 1980

GRANTOR'S NAME AND ADDRESS

James W. Camidge
Box 125
Bonanza, Ore 97623

After recording return to:

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } ss.

County of Klamath

I certify that the within instrument was received for record on the 20 day of Sept, 1982, at 10:28 o'clock AM., and recorded in book M 82n page 12428 or as file/reel number 15635. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk
Recording Officer
By [Signature] Deputy
Fee \$4.00