

1-1-74

16424

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That  
Pinecrest Estates, Inc.

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by  
Paul A. Sullivan & Merna L. Sullivan, 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 ap-  
pertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 13 in Block 5 of Tract 1093, Pinecrest, according to the official  
plat thereof on file in the office of the County Clerk of Klamath County,  
Oregon.

Subject to easements, rights of way, and restrictions of record and  
apparent upon the land and to all exceptions shown in title policy  
whether part of the standard form or not.

Sellerss' Warranty of Title shall be deemed fully performed when a  
standard form policy of title insurance, covering the property conveyed  
is delivered to buyer.

(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 en-  
tirety, 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 taxes for  
1982-83 now a lien but not yet due and payable

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 \$ 6500.00  
~~However, the actual consideration consists of or includes other property or value given or promised which is~~  
the whole 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 11 day of October, 19 82,  
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.

Pinecrest Estates, Inc.  
Walter E. Remsteadt

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON,  
County of \_\_\_\_\_, 19 \_\_\_\_\_

STATE OF OREGON, County of Klamath  
Oct 11, 19 82  
Personally appeared Walter E. Remsteadt

Personally appeared the above named \_\_\_\_\_

who, being duly sworn,  
each for himself and not one for the other, did say that he is the  
vice president of \_\_\_\_\_

and acknowledged the foregoing instru-  
ment to be \_\_\_\_\_ voluntary act and deed.

Pinecrest Estate, Inc.  
and that the seal affixed to the foregoing instrument is the corporate seal  
of said corporation and that said instrument was signed and sealed by be-  
half 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:  
(OFFICIAL SEAL)  
Notary Public for Oregon  
My commission expires \_\_\_\_\_

Before me:  
Notary Public for Oregon  
My commission expires: 8-5-83

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Grantee  
4601 Lake Rd 65  
West Sacramento Ca 95691

NAME, ADDRESS, ZIP

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

Same

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,  
County of Klamath

I certify that the within instru-  
ment was received for record on the  
18 day of Oct, 19 82  
at 11:33 o'clock A.M., and recorded  
in book/reel/volume No. MB2 on  
page 13823 or as document/fee/file/  
instrument/microfilm No. 16424  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn County Clerk

NAME TITLE

By \_\_\_\_\_ Deputy

Fee \$4.00