

21972

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. 1183 Page 4832

KNOW ALL MEN BY THESE PRESENTS, That Stanley J. Borodinsky and Janice A. Borodinsky, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Darrell Beckstead and Laurene Beckstead, 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:

PARCEL 1:

A tract of land situated in Section 21, Township 33 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of Section 21; thence South 593 feet to the true point of beginning; thence West 300 feet; thence South 200 feet; thence East 100 feet; thence South 122 feet, more or less to the Northwest corner of Deed M66 at page 12551, recorded December 20, 1966; thence East 200 feet; thence North 325 feet to the point of beginning.

(For continuation of the legal description, see reverse side of this document.)

(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 \$58,885.59. However, the actual consideration consists of or includes other property of value given or promised which is the whole or 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.

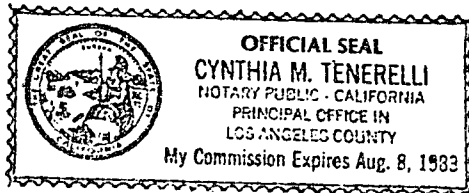
In Witness Whereof, the grantor has executed this instrument this 28th day of March, 1983; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF CALIFORNIA, )  
County of Los Angeles ) ss.  
March 28, 1983

Personally appeared the above named Stanley J. Borodinsky and Janice A. Borodinsky and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Cynthia M. Tenerelli  
(OFFICIAL SEAL) Notary Public for CALIFORNIA  
My commission expires Aug. 8, 1983



ACKNOWLEDGMENT—General—Wolcotts Form 233—Rev. 3-64

GRANTOR'S NAME AND ADDRESS  
Darrell Beckstead and Laurene Beckstead  
P.O. Box 756  
Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:  
MOUNTAIN TITLE COMPANY

NAME, ADDRESS, ZIP

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

PER GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.

County of I certify that the within instrument was received for record on the day of at o'clock M., and recorded in book/reel, volume No. on page or as document fee/file/instrument/microfilm No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

By Deputy



EXCEPT THEREFROM any portion lying within Main Street.  
 PARCEL 2:

A tract of land situated in Section 21, Township 33 South, Range 7 1/2 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point 968 feet South of the Northeast corner of Section 21; thence West 200 feet; thence South 50 feet; thence East 200 feet; thence North 50 feet to the point of beginning.

EXCEPTING THEREFROM any portion lying within Main Street.  
 Subject, however, to the following:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. Subject to the requirements and provisions of ORS Chapter 481 pertaining to the registration and transfer of ownership of a Mobile Home and any interest or liens disclosed thereby.
3. Reservations, restrictions and easements as contained in Deed from Edith Moon, as grantor, to Oris O. Moon and Grace Moon, husband and wife, as grantees, recorded in Volume 123, page 379, Deed Records of Klamath County, Oregon:  
 "reserving however unto the grantor the right to obtain water from an artesian well located upon above premise and maintain over and across said premises a pipe line from the said well to the property of the grantor lying to the east of the above granted premises and reserving further a right of way for ingress and egress from the property of the grantor to the roadway lying to the Westerly of the property herein granted."
4. An easement, created by instrument, including the terms and provisions thereof,  
 Dated: June 30, 1953  
 Recorded: October 7, 1953  
 Volume: 263, page 293, Deed Records of Klamath County, Oregon  
 In favor of: Marvin H. Roeder and Lucille J. Roeder and C. J. Bricco  
 For: Water pipes or mains
5. An easement created by instrument, including the terms and provisions thereof,  
 Dated: June 29, 1953  
 Recorded: February 16, 1954  
 Volume: 319, page 49, Deed Records of Klamath County, Oregon  
 In favor of: Harold L. Wimer and Myrtle B. Wimer  
 For: Road purposes

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record  
 this 1 day of April A.D. 1983 at 10:40 o'clock A.M. and  
 duly recorded in Vol. M83, of Deeds on page 4832

8.00

By EVELYN B. EHN, County Clerk