

30353

WARRANTY DEED—TENANTS BY ENTIRETY

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. M83 Page 19220

KNOW ALL MEN BY THESE PRESENTS, That

RICHARD S. CRAWFORD AND RUBY N. CRAWFORD
hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by GREGORY M. WINNER & MARJORIE T. WINNER, 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:

Lots 3 and 4, Imperial Acres, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to reservations, restrictions, rights of way of record and those apparent upon the land;

"This instrument does not guarantee that any particular use may be made of the property described in this instrument. A buyer should check with the appropriate city or county planning department to verify approved uses."

G.W.
M.W.

Buyers accept said property in "AS IS" condition.

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.

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 \$ 55,000.00. 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 ①, 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 8 day of November, 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)

Richard S. Crawford

Ruby N. Crawford

STATE OF OREGON,

County of Klamath

November 8, 1983

STATE OF OREGON, County of

Personally appeared

Personally appeared the above named

Richard S. Crawford and Ruby N. Crawford

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 8-5-87

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording, return to:

2767 Altamont St.
Klamath Falls, OR 97601

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the 8th day of November, 1983, at 1:51 o'clock P.M., and recorded in book/reel/volume No. M23 on page 19220 or as document/fee/file/instrument/microfilm No. 30353, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Fee: \$4.00

By Pam Smith, Deputy