

1-1-74

40494

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That

RALPH D. HUNTER

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by SIDNEY G. MUNJAR and PATRICIA S. MUNJAR, 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 5, Block 17, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, in the County of Klamath, State of Oregon

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

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 above stated, & liens, assessments, rules & regulations for irrigation, drainage & sewage, & reservations, restrictions, easements & rights of way of record & those apparent on the land 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 \$32,500.00. 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 24th day of August, 1984, 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)

Ralph D. Hunter
RALPH D. HUNTER

STATE OF OREGON,
County of Klamath } ss.
August 24, 1984

STATE OF OREGON, County of _____) ss.
Personally appeared _____, 19____

Personally appeared the above named RALPH D. HUNTER and acknowledged the foregoing instrument to be his voluntary act and deed.

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 _____

Notary Public for Oregon
My commission expires 6-21-88
RALPH D. HUNTER

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:
Notary Public for Oregon
My commission expires: (OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS
SIDNEY G. & PATRICIA S. MUNJAR

STATE OF OREGON,
County of Klamath } ss.

GRANTEE'S NAME AND ADDRESS
SIDNEY G. & PATRICIA S. MUNJAR
2530 Western St.
Klamath Falls, Or 97603

I certify that the within instrument was received for record on the 24th day of August, 1984, at 3:37 o'clock P.M., and recorded in book/reel/volume No. M84 on page 14758 or as document/fee/file/instrument/microfilm No. 40494. Record of Deeds of said county.

Until a change is requested all tax statements shall be sent to the following address:
SIDNEY G. & PATRICIA S. MUNJAR
2530 Western St.
Klamath Falls, Or 97603

Witness my hand and seal of County affixed.
Evelyn Biehn, County Clerk
By Pam Smith, Deputy

Fee: \$4.00