

46603

WARRANTY DEED TO CREATE ESTATE IN THE ENTIRETY

MTC# 14569-D

Vol. M85 Page 3383

This Indenture Witnesseth, THAT

L. A. SODER and MARY JANE SODER, husband

and wife,

have bargained and sold, and by these presents do

grant, bargain, sell and convey unto

ALVIN R. UNGER and JUNE IRIS UNGER,

husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Beginning at the Northeast corner of SW $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 21, Township 39 S., Range 9, E.W.M.; thence West 343 feet; thence in a Southeasterly direction following Drain No. 1, 630 feet intersecting the East line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$  of said Section; thence North 450 feet to the point of beginning, containing two acres, more or less, excepting the County Road right of way drain ditches and laterals.

And: Beginning at a point 350 feet West of the Northeast corner of SW $\frac{1}{4}$ NE $\frac{1}{4}$  of Sec. 21, in Twp. 39 S., R. 9, E.W.M., which point is also the intersection of the Westerly line of Drain No. 1 and the center line of the County Road known as the Joe Wright Road; thence running in a Southeasterly direction along the said Westerly line of Drain No. 1, to the East line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$  of said Sec. 21; thence South along the East line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ , to the intersection with the Easterly line of the No. 1C-4E-1A Lateral; thence Northwesterly along the said Easterly line of said Lateral a distance of 1440 feet to the center line of said County Road; thence East along the center line of said road a distance of 400 feet to the place of beginning. Excepting portion contained in the County Road right of way, and also excepting .46 acre, for drain ditch.

Subject to: Contract and/or lien for irrigation and/or drainage; Easements and rights of way of record and those apparent on the land.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$18,099.29  
~~However, the actual consideration includes other property which is part of the consideration.~~  
 (Strike out the above when not applicable)

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantors do hereby covenant, to and with the said grantees, and their assigns, that they are the owner s in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that they will warrant and defend the same from all lawful claims whatsoever, except those above set forth.

IN WITNESS WHEREOF, this 3d day of January, 1975 they have hereunto set their hands and seals

(SEAL) L. A. Soder (SEAL)  
 (SEAL) Mary Jane Soder (SEAL)  
 STATE OF OREGON, County of \_\_\_\_\_ ss. January 27, 1975  
 Personally appeared the above named L. A. Soder and Mary Jane Soder, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Charles K. Day  
 Notary Public for Oregon.  
 My commission expires May 5, 1976

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 7th day of March 1985, at 11:05 o'clock A. M., and recorded in book M85 on page 3383 Record of Deeds of said County.

Witness my hand and seal of County affixed.

EVELYN BIEHN, County Clerk

By Pam Smith County Clerk-Recorder

Fee: \$5.00

Deputy

From the Office of  
 GANONG & SISEMORE  
 538 Main Street  
 Klamath Falls, Oregon 97601

Until a change is requested, all tax statements shall be sent to the following name and address:  
 Alvin R. Unger  
 Rt. 1, Box 132A

Klamath Falls, Oregon 97601

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