

1-1-74  
47971

WARRANTY DEED - TENANTS BY ENTIRETY

Vol. M85 Page 5726

KNOW ALL MEN BY THESE PRESENTS, That Gary W. Tatom  
hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Gary W. Tatom and Karen Tatom, 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 15, LESS the Southeasterly 5 feet thereof, in WINEMA GARDENS, in the County of Klamath, State of Oregon.

Subject, however, to the following:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
  2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
  3. Reservations, restrictions, easements, set back lines as shown on the plat and in the dedication of Winema Gardens, and modified by an instrument recorded April 21, 1960, in Book 320 at page 437, Deed Records of Klamath County, Oregon.
- (For continuation of this deed, see reverse side of this deed.)

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.

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 \$ Transfer of Title  
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 18 day of April, 1985; 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)

Gary W. Tatom

Gary W. Tatom

STATE OF OREGON,

County of Klamath } ss.  
April 18, 1985

Personally appeared the above named

Gary W. Tatom

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 11-30-87

STATE OF OREGON, County of ) ss.  
19

Personally appeared and

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

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)

Gary W. Tatom  
1700 McClellan Drive  
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

same as above

GRANTEE'S NAME AND ADDRESS

After recording return to:

Beth Aronoff, Attorney at Law  
601 Main St., Suite 215  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

Mr. and Mrs. Gary W. Tatom  
1700 McClellan Drive  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of ) ss.

I certify that the within instrument was received for record on the day of 19, 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.

NAME

TITLE

By Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

OK  
900

4. Building and use restrictions, including the terms and provisions thereof recorded July 15, 1959, in Book 13 at page 472, Miscellaneous Records of Klamath County, Oregon, and amended August 13, 1959, in Book 13 at page 496, Miscellaneous Records, and modified by an instrument recorded April 21, 1960, in Book 320 at page 437, Deed Records of Klamath County, Oregon.

5. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,

Recorded: May 26, 1960

Book: 321

Page: 440

**(STATE OF OREGON,  
County of Klamath)**

STATE OF OREGON,  
County of Klamath )

Filed for record at request of

on this 19th day of April AD 1985

at 4:14 o'clock P M and date

recorded in Vol. M85 of Deeds

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**EVELYN BIEHN**, County Clerk

By Eden Smith Deputy

**Fee 9.00**

If a corporation is named in the instrument, it is deemed to be authorized by its board of directors to execute the instrument, and the signature of an officer of the corporation is deemed to be the signature of the corporation. If a corporation is named in the instrument, it is deemed to be authorized by its board of directors to execute the instrument, and the signature of an officer of the corporation is deemed to be the signature of the corporation.

The provisions hereof shall apply to the instrument, and the provisions hereof shall apply to the instrument, and the provisions hereof shall apply to the instrument.

This instrument is made this 1st day of April, 1985, at the City of New York, New York.

GARY W. TATUM  
 Deputy

Fee: 9.00

STATE OF OREGON, County of

1945-1946

Personality appeared \_\_\_\_\_  
\_\_\_\_\_ who, being duly sworn,  
testified that the former is the  
brother of himself and one for the other.  
President said that the latter is the  
brother of \_\_\_\_\_

and \_\_\_\_\_

[illegible]

My commission expires:  
Woman's Public for Oregon

STATE OF OREGON.

County of \_\_\_\_\_  
I certify that the within instru-  
ment was received for record on the  
day of \_\_\_\_\_ 19\_\_\_\_  
at \_\_\_\_\_  
in book \_\_\_\_\_ folio No. \_\_\_\_\_  
page \_\_\_\_\_  
instrument \_\_\_\_\_ No. \_\_\_\_\_  
Record at \_\_\_\_\_ of said county.  
Witness my hand and seal of  
County \_\_\_\_\_

Deputy

same as above  
1100 Madison Drive  
East W. Tabor  
Albany, N. Y. 12203

Kimnach Police, OR 97003  
401 Main St., Suite 215  
Both Portland, Attorney at Law

Mr. and Mrs. Gary W. Tate  
1700 MacClintock Drive  
Kingsport, Tenn. 37603