

OA

49703

K-37816

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. M85 Page 8707

KNOW ALL MEN BY THESE PRESENTS, That  
FRANK G. DeLONG and VELMA DeLONG

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by DONALD S. ANDREWS and SHERI L. ANDREWS, 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:

The North 80 feet of Lot 555 in Block 120 Mills Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: Trust Deed, executed by Lyle W. Shaffer and Shirley L. Shaffer, husband and wife, as grantors to William Ganong, Jr., as trustee for First Federal Savings and Loan Association of Klamath Falls, Oregon, a corporation, dated August 8, 1973, recorded August 15, 1973, in Volume M73 page 10939, Mortgage records of Klamath County, Oregon, which grantees herein agree to assume and pay.

(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

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 \$ 18,000.00. ~~However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the 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 3rd day of June, 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.

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.

*Frank G. DeLong*  
FRANK G. DeLONG

*Velma DeLong*  
VELMA DeLONG

STATE OF OREGON, }  
County of Klamath } ss.  
June 3, 1985

STATE OF OREGON, County of \_\_\_\_\_, 19\_\_\_\_ ss.

Personally appeared \_\_\_\_\_ and \_\_\_\_\_

who, being duly sworn, 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 \_\_\_\_\_

\_\_\_\_\_ a corporation, 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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

(If executed by a corporation, affix corporate seal)

Personally appeared the above named  
Frank G. DeLong and  
Velma DeLong  
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:  
*Kathleen Moore*  
Notary Public for Oregon  
My commission expires 8/27/87

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Donald & Sheri Andrews  
801 Division  
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

Same as now of record

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 11th day of June, 1985, at 2:19 o'clock P.M., and recorded in book/reel/volume No. 135 on page 3707 or as fee/file/instrument/microfilm/reception No. 49703, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By *P. M. Smith* Deputy

Fee: \$5.00

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