

50379

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

Vol. 185 Page 9832

This Indenture Witnesseth, THAT ROBERT L. HOOD and CAROL L. HOOD, husband and wife, hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold, and by these presents do grant, bargain, sell and convey unto CHARLES W. MORESI and EILEEN M. MORESI, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

Lot 9 in Block 38, HOT SPRINGS 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: City water and sewer use charges, if any, due to the City of Klamath Falls; Reservations and restrictions as contained in Deed recorded April 23, 1909 in Book 26 at page 168, Deed Records of Klamath County, Oregon; Easements and rights of way of record and those apparent on the land, if any; and to a Hot Water Well Agreement, including the terms and provisions thereof, recorded June 26, 1963, in Vol. 346 at page 257, Deed Records of Klamath County, Oregon.

NOTE: 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 65,000.00. 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 owners 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, they have hereunto set their hands and seals this 18th day of June 19 85.

Robert L. Hood (SEAL) Carol L. Hood (SEAL)

(SEAL) (SEAL)

STATE OF OREGON, County of Klamath) ss. June 26, 19 85

Personally appeared the above named Robert L. Hood and Carol L. Hood, husband and wife,

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

Before me:

Darlene J. Tucker
Notary Public for Oregon.
My commission expires 6-16-88

After recording return to:

KFFS & L

540 Main
KF

Until a change is requested, all tax statements shall be sent to the following name and address:

Same

From the Office of
WILLIAM L. SISEMORE
First Federal Bldg.
540 Main Street
Klamath Falls, Oregon 97601

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 27th day of June, 19 85, at 3:34 o'clock A. M., and recorded in book 185 on page 9832 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

County Clerk—Recorder

By Sam Smith

Deputy

Fee: \$5.00

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