

61307

WARRANTY DEED TO CREATE ESTATE IN THE ENTIRETY

This Indenture Witnesseth, THAT

WAYNE N. CAROTHERS and LUDIE M. CAROTHERS,

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hereinafter known as grantors, for the consideration hereinafter stated have bargained and sold by these presents do grant, bargain, sell and convey unto FRED B. EHLERS and ELEANOR C. EHLERS, husband and wife, the following described premises, situated in Klamath County, Oregon, to-wit:

The South Half of Lot 6 in Section 12, Township 38 South, Range 8 East of the Willamette Meridian.

SUBJECT TO: (1) Rights of the Federal Government, the State of Oregon, and the general public in and to that portion of the property described herein lying below the high water line of Klamath Lake. (2) Agreement, including the terms and provisions thereof, relative to raising and/or lowering the waters of Upper Klamath Lake, between Rex E. Bord and California-Oregon Power Co., and The California Oregon Power Company, dated July 31, 1934, recorded July 31, 1934, Deed Vol. 103, page 328, records of Klamath County, Oregon. (3) Right of Way for Transmission line, including the terms and provisions thereof, given by Wayne N. Carothers and Ludie Mae Carothers, husband and wife, to The California Oregon Power Company, a California corporation, dated April 17, 1961, recorded August 1, 1961, Deed Vol. 331, page 346, records of Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$20,000.00. 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 13th day of June 1969.

(SEAL)

Wayne N. Carothers

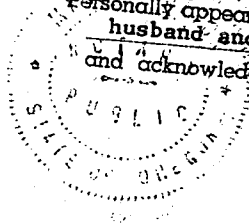
(SEAL)

(SEAL)

Ludie M. Carothers

(SEAL)

STATE OF OREGON, County of Klamath. Personally appeared the above named WAYNE N. CAROTHERS and LUDIE M. CAROTHERS, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed. June 13, 1969.



Before me:

Mary H. Totton

Notary Public for Oregon.

My commission expires Dec 16, 1972

After recording return to:

Fred B. Ehlers
PO Box 428
Klamath Falls, Or.
97601

From the Office of
GANONG, GANONG & GORDON
First Federal Building
Klamath Falls, Oregon 97601

Fee: \$10.00

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 13th day of May 1969, at 11:09 o'clock A. M., and recorded in book M86 on page 8166 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By [Signature] County Clerk-Recorder

Deputy