

63043

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That  
RALPH E. VADEN and HATTIE B. VADEN, husband and wife  
hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by BILLY W. VADEN  
and CORA VADEN, 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 ap-  
pertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

A tract of land situated in the SE $\frac{1}{4}$  of Section 7, Township 39 South,  
Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more  
particularly described as follows:

Beginning at a point marked by a 5/8 inch iron pin on the Easterly right  
of way line of Booth Road, said point being South 89°53'08" E. (N. 89°54' E. by  
recorded plat of Junction Acres) 1360.71 feet and N. 00°10'47" E. (N. 00°04' E.  
by said Junction Acres) 30.00 feet from the C $\frac{1}{4}$  corner of said Section 7, as  
established by survey No. 759 as recorded in the office of the Klamath County  
Surveyor; thence N. 00°10'47" E., along said Easterly right of way line,  
227.00 feet; thence S. 89°49'13" E. 480.00 feet; thence S. 00°10'47" W.,  
parallel with the Easterly right of way line, 227.00 feet; thence N. 89°49'13"  
W. 480.00 feet to the point of beginning.

SUBJECT TO: Conditions, restrictions, rights of way of record and  
those apparent upon the land.

(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 en-  
tirety, 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

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 \$ none  
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 26th day of June, 1986;  
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 WILL NOT ALLOW USE OF THE PROPERTY DE-  
SCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND  
USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING  
THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE  
PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR  
COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

STATE OF OREGON,

County of Klamath } ss.  
June 26, 1986

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

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 \_\_\_\_\_

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 be-  
half 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 8/27/87

Notary Public for Oregon

My commission expires:

(OFFICIAL  
SEAL)

(If executed by a corporation,  
affix corporate seal)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Billy W. Vaden and Cora Vaden  
c/o 3751 Vale Road  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

Same as Above

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instru-  
ment was received for record on the  
26th day of June, 1986,  
at 3:08 o'clock P.M., and recorded  
in book/reel/volume No. 1186 on  
page 11227 or as fee/file/instru-  
ment/microfilm/reception No. 63043,  
Record of Deeds of said county.

Witness my hand and seal of  
County affixed.

Evelyn Biehn, County Clerk

NAME TITLE

By Pam Smith Deputy

Fee: \$10.00