

63843

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT RENATE LEOPOLD,

Vol 1786 Page 12684

hereinafter known as grantor, for the consideration hereinafter stated
 has bargained and sold, and by these presents does grant, bargain, sell and convey unto
 PATRICK M. DONART and JULIE M. DONART,
 husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

A tract of land situated in the NW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 12, Township 39
 South, Range 8 East of the Willamette Meridian, described as follows:

Beginning at the intersection of the North line of Sunnyside Drive and
 the West line of the SE $\frac{1}{4}$; thence North along said West line 610.3 feet
 to the South line of DeWitt Street; thence East along said line 217
 feet and 10 inches; thence South 610.3 feet to the North line of Sunnyside
 Drive; thence West along said line 217 feet and 10 inches to the
 point of beginning.

Subject to: Rights of the public in and to any portion of the herein
 described premises lying within the limits of streets, roads or high-
 ways; Reservations, restrictions, easements and rights of way of record
 and those apparent on the land, if any.

NOTE: This instrument will not allow use of the property described in
 this instrument in violation of applicable land use laws and regula-
 tions. Before signing or accepting this instrument, the persons acquiring
 fee title to the property 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 \$27,000.00
~~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 grantor does hereby covenant, to and with the said grantees, and
 their assigns, that she is the owner in fee simple of said premises; that they are free from
 all incumbrances, except those above set forth,
 and that she will warrant and defend the same from all lawful claims whatsoever,
 except those above set forth.

IN WITNESS WHEREOF, she

this 18th day of June 1986 her hand and seal

(SEAL)

(SEAL)

CALIFORNIA

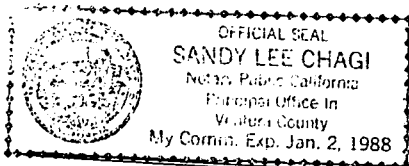
STATE OF OREGON, County of Ventura

) ss.

Personally appeared the above named RENATE LEOPOLD,

June 23, 1986

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



Before me:

Notary Public for California
 My commission expires 01/02/88

After recording return to:

Patrick M. & Julie M. Donart
 5538 Sunnyside
 Klamath Falls, OR 97601

Until a change is requested, all tax statements
 shall be sent to the following name and address:
 Patrick M. and Julie M. Donart
 5538 Sunnyside

Klamath Falls, OR 97601

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

Fee:

\$10.00

By

Witness my hand and seal of County affixed.
 Evelyn Biehn, County Clerk

County Clerk-Recorder

Deputy