

68880

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. M80

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KNOW ALL MEN BY THESE PRESENTS, That Judy I. Howe

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Judy I. Howe and Jerry L. Howe, 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:

See Reverse

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.

(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 except as noted on the reverse hereof

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 \$ -0-  
However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the 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 2ND day of DECEMBER, 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County Klamath

DECEMBER 2ND, 1986

Personally appeared the above named Judy I. Howe and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 4/24/89

Judy I. Howe

2743 Dayton Street

Klamath Falls, OR 97603

Judy I. Howe and Jerry L. Howe

2743 Dayton Street

Klamath Falls, OR 97603

After recording return to:

Judy I. Howe and Jerry L. Howe  
same as Grantee's

NAME, ADDRESS, ZIP

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

Judy I. Howe and Jerry L. Howe  
same as Grantee's

KFFSL 540 MAIN  
NAME, ADDRESS, ZIP

STATE OF OREGON, County of

Personally appeared

and 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 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.

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day of 19, at o'clock M., and recorded in book on page or as file/reel number.

Record of Deeds of said county.  
Witness my hand and seal of County affixed.

By Recording Officer  
Deputy

830000

08880

22264

DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon:

Beginning at a point on the North line of that portion of the Klamath Falls-Lakeview Highway known as South 6th Street, which is North 0°35' West 30 feet and North 88°57' East 195 feet from the Southwest corner of the SE¼NW¼ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian; thence North 0°35' West along a line parallel to the West line of the SE¼NW¼ of said Section 2, a distance of 210 feet; thence North 89°25' East a distance of 135 feet; thence South 0°35' East, a distance of 209.2 feet, more or less, to the North line of said highway; thence South 88°57' West, along said highway line, a distance of 135 feet to the point of beginning, being a parcel of land in the E¼W¼SE¼NW¼ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, containing 0.625 acres, more or less.

SAVE AND EXCEPT portion deeded to State of Oregon for the widening of South Sixth Street.

EXCEPTIONS

Acreage and use limitations under provisions of United States Statutes and regulations issued thereunder.

Liens and assessments of Klamath Project and Enterprise Irrigation District, and regulations, contracts, easements, water and irrigation rights in connection therewith.

Rules, regulations and assessments of South Suburban Sanitary District.

Trust Deed, including the terms and provisions thereof, executed by Boye Bangsbo and Judy I. Bangsbo, husband and wife, as grantors, to William Sisemore, as trustee, for Klamath First Federal Savings and Loan Association, as beneficiary, dated February 3, 1984, recorded February 8, 1984, in Volume M84 page 1992, Mortgage Records of Klamath County, Oregon, to secure the payment of \$94,500.00.

Conditional Assignment of Rents, including the terms and provisions thereof, by and between Boye Bangsbo and Judy I. Bangsbo, and Klamath First Federal Savings and Loan Association, a Federal Corporation, dated February 3, 1984, recorded February 8, 1984, in Volume M84 page 1997, Mortgage Records of Klamath County, Oregon, given as additional security for the mortgage shown above.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_ the \_\_\_\_\_ 3rd day of December A.D., 19 86 at 11:01 o'clock A.M., and duly recorded in Vol. M86 of \_\_\_\_\_ Deeds on Page 22263

FEE \$9.00

Evelyn Biehn, County Clerk  
By \_\_\_\_\_