

69206

WARRANTY DEED TO CREATE ESTATE BY THE ENTIRETY

This Indenture Witnesseth, THAT ATC. 30572 Vol. M86 Page 22848
ELENA LYNN RUNFT

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

Lot 3, Block 66, LAKEVIEW ADDITION TO THE CITY OF KLAMATH FALLS, ALSO that portion of Harriman Street, vacated by Ordinance No. 5830 filed September 24, 1971 in Book M-71 at page 10129, in the County of Klamath, State of Oregon, and being more particularly described as follows:

Beginning at the Southeast corner of Lot 3, Block 66, LAKEVIEW ADDITION TO THE CITY OF KLAMATH FALLS, and running North on the East line of said Lot 3 a distance of 73 feet to the Northeast corner of said Lot 3; thence East on the North line of Lot 3 extended, a distance of 40 feet; thence South, parallel to the East line of said Lot 3, a distance of 73 feet; thence West a distance of 40 feet to the point of beginning.

SUBJECT TO: Conditions, restrictions as shown on the recorded plat of Lakeview Addition; Regulations, including levies, liens and utility assessments of the City of Klamath Falls; Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 32,900.00
~~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 has hereunto set her hand and seal this 10th day of December 19 86

STATE OF OREGON, County of Klamath ss. Elena Lynn Runft (SEAL)
Personally appeared the above named ELENA LYNN RUNFT December 10, 1986

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

Before me:

Warlene J. Vacker
Notary Public for Oregon.
My commission expires 6-16-88

After recording return to:

KFF
540 Main
K Falls, OR 97601

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

Lane

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 11th day of December 19 86, at 12:26 o'clock P. M., and recorded in book M86 on page 22848 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, Klamath County Clerk

By Pam Smith County Clerk-Recorder

Fee: \$10.00

Deputy