

Tenants by Entirety

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Jackson County Title

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MTL-19276

Division of Continental Land Title Co.

502 WEST MAIN STREET • P.O. BOX 218 • MEDFORD, OREGON 97501 • (503) 779-2811

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That BERNARD J. SPERA

hereinafter called the Grantors, for the consideration hereinafter stated, to them paid by RALPH H. WALLIS and KATHERINE F. WALLIS, husband and wife, Grantees, do 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:

Block 10 of
Lots 5 and 6 of the ORIGINAL TOWN OF LINKVILLE to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

THIS INSTRUMENT IS BEING RE-RECORDED TO ADD THE BLOCK NUMBER TO THE LEGAL DESCRIPTION

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 Grantors hereby covenant to and with Grantees and the heirs of the survivor and their assigns, that Grantors are lawfully seized in fee simple of the above granted premises, free from all encumbrances 1987-88 real property taxes now owing in the amount of \$3,830.33 & \$361.77, existing leases and tenancies and a Mortgage recorded June 6, 1979 in Volume M79, Page 13212, Microfilm REcords of Klamath County, Oregon, which grantees herein assume and agree to pay.

and that Grantors 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 \$ 279,781.71. However the actual consideration consists of or includes other property or value given or promised which is (check one) (part of) the consideration. (Indicate which)

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 individuals and to corporations.

IN WITNESS WHEREOF, the grantor has executed this instrument this 9th day of February, 1988; if a corporate grantor, it has caused its name to be signed by its officers, duly authorized thereto by order of its board of directors.

"This instrument will not allow use of the property described 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 (INDIVIDUAL)
COUNTY OF Jackson

The foregoing instrument was acknowledged before me this 9th day of February, 1988, by Bernard J. Spera

Notary Public for Oregon

My commission expires 9-6-88

After recording return to:

MTL

NAME, ADDRESS, ZIP

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

Ralph H. & Katherine F. Wallis

4167 Independence School Road

Medford, OR 97501

NAME, ADDRESS, ZIP

STATE OF OREGON (CORPORATE)
COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 19____, by _____

and by _____ president,
secretary of _____

A corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires _____

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Mountain Title Company

on this 11th day of Feb., A.D. 19 88
at 2:30 o'clock P. M. and duly recorded
in Vol. M88 of Deeds Page 1938

Evelyn Biehn County Clerk

By _____

Fee, \$10.00

Deputy.

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88 FEB 19 PM 2 28

88 FEB 11 PM 2 30

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FLCAB

2398

STATE OF OREGON: COUNTY OF KLAMATH: ss.
Filed for record at _____

County of Klamath: ss.
Filed for record at request of _____ Mountain Title Company
of _____ February A.D. 19 88 at 2:30 o'clock P
of _____ Deeds _____ the 19th
FEE \$10.00 on Page 2397 recorded in Vol. M88 day
Evelyn R. _____

On Page 2397 Recorded in Vol. M88
Evelyn Biehn,
By Patricia Smith County Clerk

[illegible]

My commission expires _____
Notary Public for Oregon
I do hereby certify that _____
is duly qualified as a Notary Public for the State of Oregon.
Witness my hand and seal at _____
this _____ day of _____, 19____.

Notary Public

STATE OF OHIO
COUNTY OF _____
The undersigned, _____,
do hereby certify that _____
is the owner of _____
and is entitled to the same.

Notary Public in and for the State of Ohio

My commission expires _____

SECRET

CONFIDENTIAL