

87062

MTC #5095

WARRANTY DEED—TENANTS BY ENTIRETY

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR. 97204

KNOW ALL MEN BY THESE PRESENTS, That GERALD WOLFF and MARTHA E. WOLFF

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by JAMES TAYLOR GREEN and GLADYS MAE GREEN, 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:

Lot 14, Block 5, Tract No. 1065, IRISH BEND

SUBJECT, however, to the following:

1. An easement created by instrument, including the terms and provisions thereof,
Dated : September 20, 1965
Recorded : October 6, 1965 Book: M-65 Page: 2355 & 2357
In favor of : Pacific Power & Light Co., A Maine Corporation
For : A 20 foot wide right of way (no exact location given)

2. Restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, as shown on the recorded plat of Irish Bend.
3. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,
Recorded : May 9, 1973 Book: M-73 Page: 5588

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 those apparent upon the land, if any, as of the date of this deed and those noted of record as of the date of this deed; and that 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 \$ 5,500.00

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 10 day of September, 1978; 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 of Klamath } ss.
Oct 6, 1978

Personally appeared the above named
GERALD WOLFF and MARTHA E. WOLFF
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
Notary Public for Oregon
My commission expires 6-7-80

GERALD & MARTHA E. WOLFF
P.O. BOX 331
CHILOQUIN, OR 97624
GRANTOR'S NAME AND ADDRESS

JAMES TAYLOR & GLADYS MAE GREEN
GRANTEE'S NAME AND ADDRESS

After recording return to:
JAMES TAYLOR & GLADYS MAE GREEN
2429 Sunset Hwy.
E. Wenatchee, WA 98801
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
JAMES TAYLOR & GLADYS MAE GREEN
2429 Sunset Hwy.
E. Wenatchee, WA 98801
NAME, ADDRESS, ZIP

STATE OF OREGON, County of } ss.
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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.

Before me:
Notary Public for Oregon
My commission expires:

STATE OF OREGON,
County of Klamath } ss.
I certify that the within instrument was received for record on the 6th day of May, 1988, at 9:29 o'clock A.M., and recorded in book M88 on page 7172 or as file/reel number 87062.

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

Evelyn Biehn, County Clerk
By Bernetha H. Hetch Deputy Recording Officer

Fee: \$10.00