

99952

WARRANTY DEED—TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Rosa M. Kerr

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Charles Henry Nigh and Shirley Mae Nigh, 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:

A tract of land situated in the NE $\frac{1}{4}$ of Section 21, Township 34 South, Range 8 East of the Willamette Meridian, County of Klamath, State of Oregon, more particularly described as follows: Beginning at the intersection of the Southerly right of way line of the Williamson River Road and the Easterly right of way line of Green Forest Drive; thence Southerly along the Easterly right of way line of said Green Forest Drive a distance of 377 feet to the true point of beginning; thence East a distance of 225 feet; thence Southerly parallel to the East right of way line of Green Forest Drive a distance of 142 feet; thence West a distance of 225 feet to the East right of way line of Green Forest Drive; thence North along said East right of way line a distance of 142 feet, more or less, to the true point of beginning.

(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 those of record and those apparent upon the land

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 \$ 700.00. However, the actual consideration paid for this transfer, stated in terms of dollars, is \$ 700.00. (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 day of April, 1989; 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.

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.

Rosa M. Kerr

STATE OF Oregon, County of Los Angeles, 1989 April 30

STATE OF OREGON, County of ss.

Personally appeared who, being duly sworn, 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

a corporation, 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: (OFFICIAL SEAL)

Notary Public for Oregon My commission expires: (If executed by a corporation, affix corporate seal)

OFFICIAL SEAL
GEORGE BOISVERT
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My commission expires AUG 24, 1994

Rosa M. Kerr and acknowledged the foregoing instrument to be her voluntary act and deed.
Before me: George Boisvert
Notary Public for Oregon
My commission expires 8-25-92

Kerr

GRANTOR'S NAME AND ADDRESS

Nigh

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mr. & Mrs. Nigh
P. O. Box 682
Chiloquin, Oregon 97624
NAME, ADDRESS, ZIP

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

Charles and Shirley Nigh
P. O. Box 682
Chiloquin, Oregon 97624
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,

County of Klamath ss.

I certify that the within instrument was received for record on the 9th day of May, 1989, at 2:02 o'clock P.M., and recorded in book/reel/volume No. M89 on page 7952 or as fee/file/instrument/microfilm/reception No. 99952, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Deputy

Fee \$8.00