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-WARRANTY DEED (Indiv

WARRANTY DEED. - JEMANTS BY ENTIRETY VOL mg 0 Page 14699

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AW PUBLISHING CO., PORTLAND, OR. 97204

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-KNOW ALL MEN BY THESE PRESENTS, That. G. P. WU & SON, INC., an Oregon Corporation, and GEORGE CROSS and ROSE CROSS, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by THAD CHESNUT and KATHERINE RAE CHESNUT, 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:

Entirety). MTC

Lots 20, 21, 30, 31 and 40 of Section 16 and the W½W½SW¼ and SW½SW½NW¼ of Section 15, Township 35 South, Range 7, East of the Willamette Meridian

## (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 (1) rights of the public in and to any portion of the herein described premises lying within the boundaries of streets, roads, or highways (see reverse) 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 \$ 67,500.00 "However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which)." (The sentence between the symbols ©, it 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 **3044** day of **Automaty**, 1978; it a corporate grantor, it has caused its name to be signed and seal attized by its officers, duly authorized thereto by order of its board of directors.

attix concrete seals over the strong for transmissi (It exected by a concrete over discidened) comar m. Records of Flamma th gradient. 1 2 . . . . . **/** 1973, in- $\sim u$ - X Klamath STATE OF OREGON, County of ss. February 21 19 78 STATE OF OREGON, Personally appeared G. P. Wu Grace C. Wu County of Klamath anuary 30, 19.78 199 ..who, being duly sworn, មួរជ each for himself and not one for the other, did say that the former is the president and that the latter is the Personally appeared the above named George Cross and Rose Cross secretary of G. P. Wu & an Oregon Corporation, a corporation, Son, Inc. and that the seal attized to the loregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in be-halt of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed. and acknowledged the foregoing instru-Liment to be their voluntary act and deed. Of . of 6725 Swin = ore inc 6 (OFFICIAL OFFICIAL H Q. Th ildred c/ SEAL) AL) Notary Public for Oregon Notary Public for Oregon ز 575 My: commision expires 7/19/78 My commission expires: ÷٤5 George Cross and Rose Cross G. V. Wu & Son, Inc. Bonanza, Oregon 97623 Course of oregon, Saunc OR acorged NUGUT TUSFT County of GRANTOR'S NAME AND ADDRESS Thad and Katherine Rae Chesnut 3790 Lakeside Drive I certify that the within instruas the ore ment was received for record on the no succor day of ....., 19. 61 296 Carson City, Nevada 89701 pýse <sup>i</sup> er braye GIGDA STIC .....o'clock......M., and recorded at. SPACE RESERVED in book GRANTEE'S NAME AND ADDRESS ....on page..... .....or as MUSUL FORSCOLGO wooding when the tions concained TD TURFI file/reel number..... RECORDER'S USE Record of Deeds of said county. L'CHEON .... Witness my hand and seal of person react they thind peron suc County affixed. ng hrenze nostrick Sostrick ...... NAME, ADDRESS, ZIP rumoscal bodies i Until a change is requested all tax statements shall be sent to the following address. Thad and Katherine Rae Chesnut o within and Byblocs to Recording Officer 3790 Lakeside Drive Carson City, Nevada 89701 31

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to such rights for railroad purposes as the Oregon Eastern Railway Company may have," (5) reservations contained in instrument recorded in Volume 183, page 347? Deed Records of Klamath County, Oregon, to-wit: "Subject to railroad right-of-way of Southern Pacific Company, and roads and canals, as the same exists on the ground,"

yan.

(6) right-of-way created by instrument, including the terms and provisions

Williamson River,
(4) reservations contained in instrument recorded January 7, 1935 in
Volume 104, page 156, Deed Records of Klamath County, Oregon, to-wit:
"Reserved from the lands hereby allotted, a right-of-way thereon for ditches or canals constructed by the authority of the United States. Also subject to such rights for railroad purposes as the Oregon Eastern Railway Company

powers, including the power of assessment of Modoc Irrigation District, (3) rights of the public and of governmental bodies in and to that portion of the premises herein described lying below the high water mark of the