

OK

WARRANTY DEED—TENANTS BY ENTIRETY

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25748

KNOW ALL MEN BY THESE PRESENTS, That HERBERT E. JONES AND NADINE S. JONES husband and wife who acquired title as Herb and Nadine Jones, JOHN BENSON AND SHARON BENSON, HUSBAND AND WIFE, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by 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:

The N $\frac{1}{2}$  SE $\frac{1}{2}$  NE $\frac{1}{2}$  NW $\frac{1}{2}$  of Section 17 Township 33 South, Range 7, E.W.M., Klamath County, Oregon. TOGETHER WITH a 1972 Freedom Mobile Home ID# 47686 Title No. 7210509526.

Subject to the following:

1. Covenants, conditions, restrictions, reservations, easements, rights and/or rights of way of record affecting said property.
2. Reserving therefrom an easement of fifteen feet in width along all exterior boundaries for ingress and egress.

This property was purchased on contract of sale from William J. Ramsay on December 12, 1975, and is not a part of any subdivision.

(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.....none.....

.....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 \$4,000.00.

Howsoever, the above consideration consists of or includes either property or value given or promised which is the whole or part of the consideration (indicate which). (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 11th day of February, 1991; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by 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.

(If executed by a corporation, affix corporate seal.)

(If the signatory of the above is a corporation, use the term of acknowledgment opposite.)

STATE OF OREGON

County of Klamath

This instrument was acknowledged before me on February 9, 1991, by Herbert E. Jones and Nadine S. Jones.

(SEAL) Notary Public for Oregon  
My commission expires: 3-2-91

Herbert E. Jones and Nadine S. Jones

P.O. Box 575  
Chiloque Oregon 97624  
GRANTOR'S NAME AND ADDRESS

After recording return to:

John Benson and Sharon Benson  
HC 30 Box 1025  
Chiloque Oregon 97624  
NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

This instrument was acknowledged before me on

1991, by

as

of

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 11th day of Feb., 1991, at 3:35 o'clock P.M., and recorded in book/reel/volume No. M91 on page 2529 or as fee/file/instrument/microfilm/reception No. 25748, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By Pauline M. Muller Deputy

Fee \$28.00

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