

42073

WARRANTY DEED—TENANTS BY ENTIRETY

Vol. m 92 Page 5126

KNOW ALL MEN BY THESE PRESENTS, That Daniel Bailey hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Randolph L. Prince and Betty J. Prince his 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 Southwest Quarter of the Northwest Quarter and the South Half of the Northwest Quarter of the Northwest Quarter of Section 25, Township 35 South, Range 11 East of the Willamette Meridian in the County of Klamath and State of Oregon, as more fully described in the deed of United States Department of Interior to Roland James Hicks, dated May 1, 1959, recorded May 11, 1959, in Volume 312, Page 340, Deed (For continuation of this document, see reverse side of this deed.)

1. 1979-1980 taxes and amount to be determined, but not yet payable.
2. The rights of the public in and to that portion of the above property lying within the limits of public roadways.
3. Reservations, including the terms and provisions thereof, as contained in deed from United States Department of Interior to Roland James Hicks, dated May 1, 1959, recorded May 11, 1959, in Volume 312, Page 340, Deed (For continuation of this document, see reverse side of this deed.)

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 as noted of record as of the date of this deed and those apparent upon the land, if any, 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 \$ 25,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 12th day of December, 1979; 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.

Daniel Bailey
Daniel Bailey

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,
County of Klamath } ss.
December 12, 19 79.

Personally appeared the above named Daniel Bailey and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me, Judith Bluman
Notary Public for Oregon
My commission expires 8-23-81

STATE OF OREGON, County of _____) ss.
_____, 19____

Personally appeared _____ and _____ 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 _____

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: _____

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS
GRANTEE'S NAME AND ADDRESS
After recording return to:
Dennis & Jerry Motz
219 Cimmaron
Placencia, CA 92760
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
Dennis & Jerry Motz
219 Cimmaron
Placencia, CA 92760
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON,
County of _____) ss.
I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock M., and recorded in book _____ on page _____ or as file/reel number _____ Record of Deeds of said county. Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

Grantor retains a 30 footwide nonexclusive meandering roadway easement access to the county road through the South half of the Southeast quarter for mining, timbering and agriculture and all other roadway purposes.

FEE \$35.00

[Signature]
Daniel Bailey

STATE OF OREGON
County of _____
Klamath
October 1919

Personal property the above named
Special Bailiff
has taken and sold the foregoing personal
property and deed
voluntarily and deed

Witness my hand and seal
this _____ day of _____ 1919

Notary Public for Oregon
My Comm. Expires _____

OFFICIAL
SEAL

[illegible]