

1-1-74

43102

WARRANTY DEED - TENANTS BY ENTIRETY

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KNOW ALL MEN BY THESE PRESENTS, That Robert E. Hilgers

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Leilan Courtney and Deborah J. Courtney, 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 9, Block 2, THIRD ADDITION TO ALTAMONT ACRES, in the County of Klamath, State of Oregon. Subject, however, to the following:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection therewith.
3. The property under search is within the boundaries of the South Suburban Sanitary District, and is subject to the regulations, liens, assessments and laws relating thereto.
4. Reservations as shown in deed from Western Cities Company, a corporation, to William R. Clary and Rose L. Clary, husband and wife, dated February 13, 1936 and recorded August 25, 1938 in Volume 117 at page 303 of Deed Records of Klamath County, Oregon.

(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 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 who may hereafter, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 41,500.00. 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 ©, 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 27th day of January, 1981; 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.

Robert E. Hilgers
Robert E. Hilgers

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, }
County of Klamath } ss.
January 30, 1981

Personally appeared the above named Robert E. Hilgers
and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me, Pauline J. Addington
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires 3-22-81

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 _____

_____ 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: _____

Robert Hilgers

GRANTOR'S NAME AND ADDRESS

Leilan Courtney and Deborah J. Courtney

GRANTEE'S NAME AND ADDRESS

After recording return to:
Klamath Trust Federal
Box 97601
Klamath Falls, OR 97601
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. } ss.

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Mountain Title co.
on this 6th day of April A.D., 19 92
at 11:36 o'clock A M. and duly recorded
in Vol. M92 of Deeds Page 7152
Evelyn Biehn County Clerk

By Pauline J. Addington

Deputy.

Fee,

\$30.00