

1-1-74

03-22-94A10:09 RCVD

WARRANTY DEED—TENANTS BY ENTIRETY

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77851

KNOW ALL MEN BY THESE PRESENTS, That Alfred Hauptmann and Karen Hauptmann, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by John M. Edwards and Dorene Rae Edwards, 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 6, Block 1 of BRYANT TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject, however, to the following:

1. Taxes for the fiscal year 1978-1979, due and payable.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of South Suburban Sanitary District.
4. Reservations and restrictions as shown in Deed from Frank Bryant, et ux, to George W. McKenzie, et ux, recorded May 2, 1940, in Volume 129, page 100 of Deed Records of Klamath County, Oregon as follows: (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 \$37,000.00. However, the actual consideration consists of or includes other 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 1 day of November, 1978; 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.

(If executed by a corporation, affix corporate seal)

Alfred Hauptmann
Karen Hauptmann
Alfred Hauptmann
Karen Hauptmann

STATE OF OREGON,
County of Klamath } ss.
November 1, 1978.

Personally appeared the above named Alfred Hauptmann and Karen Hauptmann, husband and wife,

and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me, Linda Stelle
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires July 13, 1981

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:
John M. Edwards
2830 Pine Grove Road
Klamath Falls, OR 97603
NAME, ADDRESS, ZIP

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

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

5. Subject to the requirements and provisions of ORS Chapter 481 pertaining to the registration and transfer of ownership of a Mobile Home and any interest or liens disclosed thereby.

2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Incubation Centers, however, to the following:

On Page 6461.
Evelyn Biehn, County Clerk
By Dawn Muelendore

11/11/2011 11:11 AM

STATE OF OREGON,
County of _____
November 1, 19____.
Kinnear
Alfred
Hansmann and Karen Hansmann,
husband and wife
and one _____
of the County of _____
State of Oregon, do hereby certify that _____

(OPTIONAL)
(SEAL)

Name filed in Oregon
City of _____

100-443888-100