

41078 **WARRANTY DEED - TENANTS BY ENTIRETY** Page 22268

KNOW ALL MEN BY THESE PRESENTS, That Janet Clinteen Morrow Smith

a single woman

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by John J. Dillon and Judith A. Dillon, 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:

A parcel of land in section 6, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon; more particularly described by metes and bounds in that certain Bargain and Sale Deed from Ben Snowgoose to Janet Clinteen Morrow Smith, dated April 12, 1990, and recorded under Index No. 13533, Volume M 90, Page 6937, of Deeds of Klamath County, Oregon.

RESERVING, however, to CORA SNOWGOOSE MORROW a life estate in the real property described above for her entire life.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the 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

and that grantor will warrant and forever defend the 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 \$27,000.00

~~On every other consideration consisting of or including other property or value given or promised which is the whole or part of the consideration (indicate which):~~ (The sentence between the symbols ~~⓪~~, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

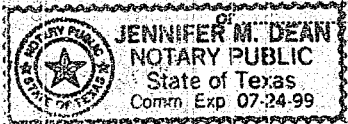
In Witness Whereof, the grantor has executed this instrument this 8th day of July, 1997; if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.900.

STATE OF TEXAS, County of HARRIS

This instrument was acknowledged before me on July 8, 1997, by Janet Clinteen Morrow Smith

This instrument was acknowledged before me on _____, 19____, by _____



Jennifer M. Dean

Notary Public for Texas

My commission expires 07-24-99

Janet Clinteen Morrow Smith
2415 Ralph Street
Houston, TX 77006

John J. and Judith A. Dillon
11853 Keno Worden Road
Keno, OR 97627

John J. and Judith A. Dillon
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Keno, OR 97627

John J. and Judy A. Dillon
11853 Keno Worden Rd
Keno, OR 97627

STATE OF OREGON, County of Klamath

I certify that the within instrument was received for record on the 15th day of July, 1997, at 2:53 o'clock P.M., and recorded in book/reel/volume No. M97 on page 22268 and/or as fee/file/instrument/microfilm/reception No. 41078, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
By Kathleen Ross, Deputy

Fee: \$30.00