

1-1-74

71057

WARRANTY DEED—TENANTS BY ENTIRETY Vol. M98 Page 44807

William J. Ramsey

KNOW ALL MEN BY THESE PRESENTS, That

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by
Dennis C. Emery, 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:

5 Acres more or less, Section 34, Township 32S, Range 7E
E 1/2, SE 1/4, SW 1/4, SE 1/4

Note: 15 feet easement on W 1/2, SE 1/4, SW 1/4, SE 1/4

Subject to the following.

Covenants, conditions, restrictions, reservations, easements, rights and/or rights of way of record affecting said property.

This property was purchased on a contract of sale on February 21, 1987, 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.

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 \$910.00

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 5th day of October, 1989; 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.

William J. Ramsey

William J. Ramsey

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.
October 5, 1989

Personally appeared the above named

William J. Ramsey

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

Before me:

William K. Falta

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 12/25/92

STATE OF OREGON, County of _____) ss.

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:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

William J. Ramsey

P.O. Box 914

Chiloquin, Ore. 97624

GRANTOR'S NAME AND ADDRESS

Dennis C. Emery

Star Rt. 1, Box 958p

Buckeye, Az. 85326

GRANTEE'S NAME AND ADDRESS

After recording return to:

Dennis C. Emery

Star Rt. 1, Box 958-p 22900 EAGLE MTN RD

Buckeye, Az. 85326

NAME, ADDRESS, ZIP

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

Dennis C. Emery

Star Rt. 1, Box 958-p 22900 EAGLE MTN RD

Buckeye, Az. 85326

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 8th day of December, 1989, at 2:41 o'clock P.M., and recorded in book M98 on page 44807 or as file/reel number 71057, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Kathleen Rosal Recording Officer Deputy

Fee: \$30.00