

BE

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



TIMOTHY ALAN KING

2012-009001

Klamath County, Oregon



00122778201200090010010017

08/15/2012 10:23:13 AM

Fee: \$37.00

SPACE RE
FC
RECORD

Grantor's Name and Address

TIMOTHY ALAN KING
MONICA ANN KING

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

521 NIOTH
KLAMATH FALLS
97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):

TIM KING & MONICA KING
521 NIOTH
KLAMATH FALLS 97601

DEED CREATING ESTATE BY THE ENTIRETY

KNOW ALL BY THESE PRESENTS that TIMOTHY ALAN KING

hereinafter called grantor,
the spouse of the grantee hereinafter named, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
MONICA ANN KING, herein called the grantee,
an undivided one-half of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in
any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

The southeasterly 40 feet of Lot 5 and the southeasterly 41 feet of Lot 6, Block 57,
NICHOLS ADDITION, according to the official plat thereof on file in the office of
the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM the part of Lot 6
conveyed to the U.S. of America for canal by Deed recorded in Book 20, Page 80,
Klamath County Deed records.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold an undivided one-half of the above described real property unto the grantee forever.

The above named grantor retains a like undivided one-half of that same real property, and it is the intent and purpose of this
instrument to create, and there hereby is created, an estate by the entirety between husband and wife as to this real property.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00. However, the
actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate
which) consideration. (The sentence between the symbols ®, if not applicable, should be deleted. See ORS 93.030.)

IN WITNESS WHEREOF, the grantor has executed this instrument on 8-15-12

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD
INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO
195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17,
CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT DOES 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL,
AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO
DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN
ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY,
UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, ORE-
GON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on 8/15/12
by Timothy Alan King

Notary Public for Oregon

My commission expires Feb. 9, 2014

