

DEED CREATING TENANTS BY ENTIRETY

Charles H. Spicer **Grantor**

Marilyn A. Spicer **Grantees**
Charles H. Spicer

After recording return to:
Alexis Packer, Attorney at Law
585 "A" Street, Suite 3
Ashland, OR 97520

Until a change is requested all tax statements
shall be sent to the following address:
Marilyn & Charles Spicer
29333 Highway 97 North
Chiloquin, OR 97624

2015-010501

Klamath County, Oregon

THIS :



00176307201500105010020023

09/23/2015 11:36:40 AM

Fee: \$47.00

Charles H. Spicer, Grantor, the spouse of the Grantee, hereby conveys to Marilyn A. Spicer, Grantee, an undivided one-half interest in the following real property, including the tenements, hereditaments and appurtenances belonging or in any way appertaining, situated in Klamath County, Oregon with the following legal description:

A parcel of land situate in the Southwest Quarter of the Southwest Quarter of Section 34, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, and being more particularly described as follows:

Beginning at a point on the Easterly right of way line of the U.S. Highway No. 97, which is 228 feet Southerly from the Northwest corner of the Southwest Quarter of the Southwest Quarter of Section 34, Township 35 South, Range 7 East of the Willamette Meridian; thence running Southeasterly along the Easterly right of way line of said Highway No. 97, 600 feet; thence due East 265 feet; thence Northwesterly and parallel to the said Easterly right of way line of Highway No. 97, 600 feet; thence due West 265 feet to the point of beginning.

Subject, however, to:

1. Rights of the public in and to that portion of the herein described premises lying Within the limits of streets, roads, or highways.
2. Reservations and restrictions as contained in Deed recorded January 13, 1958, in Volume 296, page 609, Deed Records of Klamath County, Oregon, to wit: "except reservations contained in the United States Patent, and except contract easement and water and irrigation and drainage rights, if any there may be, arising from the fact that the lands are within the boundaries of the Klamath Indian reservation."

The true consideration for this conveyance is \$ -0-. The sole purpose of this conveyance is for estate planning purposes.

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

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 OR 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 OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009

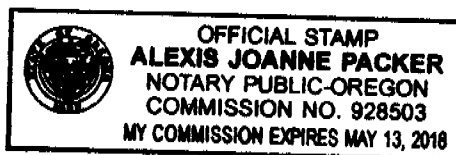
Dated this 18th day of September, 2015.

Charles H. Spicer
CHARLES H. SPICER

State of Oregon }
 }
County of Jackson }

SS

This instrument was acknowledged before me on September 18, 2015, by Charles H. Spicer.



Alexis Joanne Packer
Notary Public for Oregon
My Commission expires: May 13, 2018