

WARRANTY DEED

#03041980

AFTER RECORDING RETURN TO:

FREDERICK T. PARKER
CHRISTINE A. PARKER
305 E. WORKMAN AVENUE
COVINA, CA 91723

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

CHARLES ROBERT SAGE, JR. and CYNTHIA LORAIN SAGE, hereinafter
called GRANTOR(S), convey(s) to FREDERICK T. PARKER and
CHRISTINE A. PARKER, not as tenants in common but with full
rights of survivorship, hereinafter called GRANTEE(S), all that
real property situated in the County of Klamath, State of
Oregon, described as:

Lot 6, Block 3, KLAMATH RIVER ACRES, in the County of Klamath,
State of Oregon.

Code 97 Map 3908-31B0 TL 4600

"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 30.390."

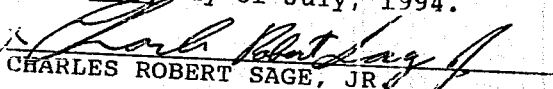
and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land,

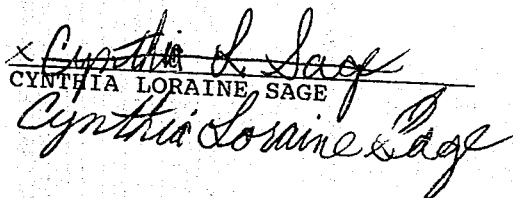
and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$12,900.00.

In construing this deed and where the context so requires, the
singular includes the plural.

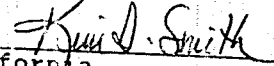
IN WITNESS WHEREOF, the grantor has executed this instrument
this 15th day of July, 1994.


CHARLES ROBERT SAGE, JR.


CYNTHIA LORAIN SAGE

STATE OF CALIFORNIA)
County of Nevada) ss.

The foregoing instrument was acknowledged before me this 15
day of July, 1994, by ~~CHARLES ROBERT SAGE, JR.~~ and CYNTHIA
LORAIN SAGE.

Before me: Kim I. Smith 
Notary Public for California
My Commission Expires: January 20, 1998



22659

State of California

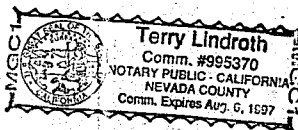
County of NevadaOn July 21, 1994
Datebefore me, Terry Lindroth

Name

a Notary Public in and for said State, personally appeared
Charles Robert Sage, Jr.

☐ personally known to me - OR - ☒ proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Terry Lindroth
Notary Public in and for said State.
*****OPTIONAL SECTION*****
CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the document.

- ☐ INDIVIDUAL
☐ CORPORATE OFFICER (S)

Title(s)

- ☐ PARTNER(S) ☐ Limited ☐ General
☐ ATTORNEY IN FACT ☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER:

SIGNER IS REPRESENTING:
NAME OF PERSONS OR ENTITIES

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of

of JulyA.D., 19 94at 3:35

of

Deeds

o'clock

P. M.,

and duly recorded in Vol.

the

25th

day

on Page

22658M94

Evelyn Biehn - County Clerk
By Caroline Mendenhall

FEE \$35.00