

63653

AFFIANT'S DEED

Vol. m98 Page 27935

THIS INDENTURE Made this Fifteenth day of July, 1998, by and between Derek Adam Triplett the affiant named in the duly filed affidavit concerning the small estate of Janet Sue Swansons, aka Janet Sue Triplett, deceased, hereinafter called the first party, and Derek Adam Triplett, hereinafter called the second party; WITNESSETH:

For value received and the consideration hereinafter stated, the receipt whereof hereby is acknowledged, the first party has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the second party and second party's heirs, successors-in-interest and assigns all the estate, right and interest of the deceased at the time of decedent's death, and all the right, title and interest that the estate of the deceased by operation of the law or otherwise may have thereafter acquired in that certain real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Nimrod River Park, 1st Addition,
Block 5, Lot 11

98 JUL 30 P1:50

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the same unto the second party and second party's heirs, successors-in-interest and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$.
① However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which) the whole

IN WITNESS WHEREOF, the first party has executed this instrument; if first party is a corporation, 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 30.930.

Derek A. Triplett
Derek Adam Triplett

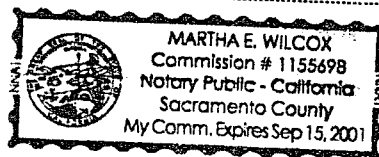
NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.

California
STATE OF OREGON, County of Sacramento ss.

This instrument was acknowledged before me on JULY 15, 1998, by DEREK A. TRIPLLETT

This instrument was acknowledged before me on , 19 , by

as of



Martha E. Wilcox
Notary Public for Oregon
My commission expires

Grantor's Name and Address
Grantee's Name and Address
After recording return to (Name, Address, Zip):
<u>Derek A. Triplett</u>
<u>8897 SALMON FALLS DR # D</u>
<u>SACRAMENTO, Ca 95826</u>
Until requested otherwise send all tax statements to (Name, Address, Zip):

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of ss.

I certify that the within instrument was received for record on the day of , 19 , at o'clock M., and recorded in book/reel/volume No. on page and/or as fee/file/instrument/microfilm/reception No. , Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME TITLE
By , Deputy

ck 35

State of California

County of SACRAMENTOOn JULY 15 1998 before me, MARTHA E. WILCOX NOTARY
(DATE) (NAME/TITLE OF OFFICER-I.e. "JANE DOE, NOTARY PUBLIC")personally appeared DEREK ADAM TRIPLET
(NAME(S) OF SIGNER(S))☐ personally known to me -OR- ☒

proved to me 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.

(SEAL)

Martha E. Wilcox
(SIGNATURE OF NOTARY)

ATTENTION NOTARY

The information requested below and in the column to the right is **OPTIONAL**. Recording of this document is not required by law and is also optional. It could, however, prevent fraudulent attachment of this certificate to any unauthorized document.

THIS CERTIFICATE
MUST BE ATTACHED
TO THE DOCUMENT
DESCRIBED AT RIGHT:

Title or Type of Document AFFIDANT'S DEED
Number of Pages 1 Date of Document 7-15-98
Signer(s) Other Than Named Above NO OTHER SIGNERS

RIGHT THUMBPRINT (Optional)

TOP OF THUMB HERE

CAPACITY CLAIMED BY SIGNER(S)

☐ INDIVIDUAL(S)☐ CORPORATE

OFFICER(S)

(TITLE)

☐ PARTNER(S) ☐ LIMITED☐ GENERAL☐ ATTORNEY IN FACT☐ TRUSTEE(S)☐ GUARDIAN/CONSERVATOR☐ OTHER:

SIGNER IS REPRESENTING:

(Name of Person(s) or Entity(ies))

RIGHT THUMBPRINT (Optional)

TOP OF THUMB HERE

CAPACITY CLAIMED BY SIGNER(S)

☐ INDIVIDUAL(S)☐ CORPORATE

OFFICER(S)

(TITLE)

☐ PARTNER(S) ☐ LIMITED☐ GENERAL☐ ATTORNEY IN FACT☐ TRUSTEE(S)☐ GUARDIAN/CONSERVATOR☐ OTHER:

SIGNER IS REPRESENTING:

(Name of Person(s) or Entity(ies))

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ALL PURPOSE ACKNOWLEDGMENT FOR CALIFORNIA WITH SIGNER CAPACITY/REPRESENTATION/TWO FINGERPRINTS

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Derek Adam Triplett the 30th day
of July A.D. 19 98 at 1:50 o'clock P. M., and duly recorded in Vol. M98
of Deeds on Page 27935

FEE \$35.00

Bernetha G. Letsch, County Clerk
By Kardun Rues