

04 MAR 24 PM 10:41

A 57637 M2

After Recording Return to:
Doug Tibbitts
1521 San Bernardino
Spring Valley, Ca. 91977
Until a change is requested all tax statements
Shall be sent to the address shown above.
*being recorded in
counterpart

Vol M04 Page 16412

State of Oregon, County of Klamath
Recorded 03/24/2004 10:41a.m
Vol M04 Pg 16412-16417
Linda Smith, County Clerk
Fee \$ 46.00 # of Pgs 16

WARRANTY DEED
(INDIVIDUAL)

ELIZABETH BEYER TRUSTEE OF THE TRUST UNDER THE WILL OF EDWARD J. SHIPSEY FBO GENEVA SHIPSEY, ELIZABETH A. BEYER AKA BETTY SHIPSEY BEYER, PATRICK EDWARD SHIPSEY MD, AND KATHLEEN SHIPSEY DAVIS, herein called grantor, convey(s) to DOUG TIBBITTS, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 11 and 12, Block 1, Tract No. 1083, CEDAR TRAILS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

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, contracts and/or liens for irrigation and/or drainage

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 \$30,000.00 and issuance of this Deed to the Grantee named above is in fulfillment of a Contract of Sale, dated December 2, 1987.
(here comply with the requirements of ORS 93.930)

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.

Dated October 14, 2003.

Trust under the Will of Edward J. Shipsey
FBO GENEVA Shipsey

Elizabeth Beyer, Trustee
By: Elizabeth Beyer, Trustee

Kathleen Shipsey Davis

Patrick Edward Shipsey MD

Elizabeth A. Beyer
Elizabeth A. Beyer

This document is filed at the request of:

 **Aspen**
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00057537

46.00

P 1066

After Recording Return to:
Doug Tibbitts
1521 San Bernardino
Spring Valley, Ca. 91977
 Until a change is requested all tax statements
 Shall be sent to the address shown above.

WARRANTY DEED
 (INDIVIDUAL)

ELIZABETH BEYER TRUSTEE OF THE TRUST UNDER THE WILL OF EDWARD J. SHIPSEY FBO GENEVA SHIPSEY, ELIZABETH A. BEYER AKA BETTY SHIPSEY BEYER, PATRICK EDWARD SHIPSEY MD, AND KATHLEEN SHIPSEY DAVIS, herein called grantor, convey(s) to DOUG TIBBITTS, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 11 and 12, Block 1, Tract No. 1083, CEDAR TRAILS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

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, contracts and/or liens for irrigation and/or drainage

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 \$30,000.00 and issuance of this Deed to the Grantee named above is in fulfillment of a Contract of Sale, dated December 2, 1987.
 (here comply with the requirements of ORS 93.930)

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.

Dated February 19, 2004.

Trust under the Will of Edward J. Shipsey FBO GENEVA Shipsey

By: Elizabeth Beyer, Trustee

Patrick Edward Shipsey MD

Kathleen Shipsey Davis

Elizabeth A. Beyer

This document is filed at the request of:



525 Main Street
 Klamath Falls, OR 97601
 Order No.: 00057537

After Recording Return to:

Doug Tibbitts

1521 San Bernardino

Spring Valley, Ca. 91977

Until a change is requested all tax statements

Shall be sent to the address shown above.

WARRANTY DEED
(INDIVIDUAL)

ELIZABETH BEYER TRUSTEE OF THE TRUST UNDER THE WILL OF EDWARD J. SHIPSEY FBO GENEVA SHIPSEY, ELIZABETH A. BEYER AKA BETTY SHIPSEY BEYER, PATRICK EDWARD SHIPSEY MD, AND KATHLEEN SHIPSEY DAVIS, herein called grantor, convey(s) to DOUG TIBBITTS, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 11 and 12, Block 1, Tract No. 1083, CEDAR TRAILS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

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, contracts and/or liens for irrigation and/or drainage

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 \$30,000.00 and issuance of this Deed to the Grantee named above is in fulfillment of a Contract of Sale, dated December 2, 1987.
(here comply with the requirements of ORS 93.930)

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.

Dated October 14, 2003.

Trust under the Will of Edward J. Shipsey
FBO Geneva Shipsey

By: Elizabeth Beyer, Trustee

Kathleen Shipsey Davis
Kathleen Shipsey Davis

Patrick Edward Shipsey MD

Elizabeth A. Beyer

This document is filed at the request of:

 **Aspen**
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00057537

ALL-PURPOSE ACKNOWLEDGEMENT

State of California

County of

MARIN

} ss.

On OCTOBER 22, 2003

(DATE)

before me,

JONATHAN BARNES

(NOTARY)

personally appeared

Elizabeth Bayer

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 signatures(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.

Jonathan Barnes
NOTARY'S SIGNATURE

OPTIONAL INFORMATION

The information below is not required by law. However, it could prevent fraudulent attachment of this acknowledgement to an unauthorized document.

CAPACITY CLAIMED BY SIGNER (PRINCIPAL)

- ☒ INDIVIDUAL
☐ CORPORATE OFFICER

TITLE(S)

- ☐ PARTNER(S)
☐ ATTORNEY-IN-FACT
☒ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

SIGNER IS REPRESENTING:
 NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENTWARRANTY DEED

TITLE OR TYPE OF DOCUMENT

ONE plus Notary information
 NUMBER OF PAGES

OCTOBER 14 2003

DATE OF DOCUMENT

OTHER

RIGHT THUMBPRINT
 OF
 SIGNER



NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA
 County of _____ ss.

On October 2003 personally appeared Elizabeth A. Beyer who acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: _____
 Notary Public for _____
 My commission expires: _____
Official Seal

STATE OF CALIFORNIA
 County of Kern ss.

On 3-18 ^{2004 cm} ~~2003~~, personally appeared Patrick Edward Shipsey who acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Carrie Montague
 Notary Public for California
 My commission expires: 02-11-07
Official Seal

STATE OF OREGON _____
 County of _____) ss.



On _____, 2003 personally appeared Kathleen Shipsey Davis, who acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: _____
 Notary Public for _____
 My commission expires: _____
Official Seal

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA
 County of _____ ss.

On October 2003 personally appeared Elizabeth A. Beyer who acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: _____
 Notary Public for _____
 My commission expires: _____
Official Seal

STATE OF CALIFORNIA
 County of _____ ss.

On _____ 2003, personally appeared Patrick Edward Shipsey who acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: _____
 Notary Public for _____
 My commission expires: _____
Official Seal

STATE OF OREGON _____

County of Asker) ss.

On October 20, 2003 personally appeared Kathleen Shipsey Davis, who acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: David H. Banta
 Notary Public for Oregon
 My commission expires: 9/13/2004
Official Seal

