

M05-71499

Klamath County, Oregon

12/21/2005 08:14:15 AM

Pages 2 Fee: \$26.00

**WARRANTY DEED**

**THIS DEED, made this 12<sup>th</sup> day of December 2005**  
between

**David Robert Thompson and Elizabeth Jane**  
**Thompson, Trustees**  
**of the Thompson Family Trust, dated August 16, 2000. Grantor**

whose legal address is **And Robert G. Frykberg and Heather Frykberg**

of the County of **15411 N.Tepic Lane**  
**Fountain Hills, AZ 85268**

. grantor:

**WITNESS, that the grantor, for and in consideration of the sum of \$7,400.00**  
**Seven Thousand Four Hundred** DOLLARS,  
the receipt and sufficiency of which is hereby acknowledged, has granted, bargained, sold and conveyed, and by these presents does grant,  
bargain, sell, convey and confirm unto the grantee, his heirs and assigns forever, all the real property, together with improvements, if any,  
situate, lying and being in the County of **Costilla** and State of **Colorado**, described as follows:

**Lot 4482 of Block 217 of Sangre de Cristo Ranches, Unit I-2**  
**In Costilla County, Colorado.**

also known by street and number as:  
assessor's schedule or parcel number:

**TOGETHER with all and singular the hereditaments and appurtenances thereto belonging, or in anywise appertaining, the rever-**  
**sion and reversion, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim and demand**  
**whatsoever of the grantor, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances;**

**TO HAVE AND TO HOLD** the said premises above bargained and described, with the appurtenances, unto the grantee, his heirs  
and assigns forever. The grantor, for himself, his heirs and personal representatives, does covenant, grant, bargain, and agree to and with  
the grantee, his heirs and assigns, that at the time of the executing and delivery of these presents, he is well seized of the premises above  
conveyed, has good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and has good right, full power and  
lawful authority to grant, bargain, sell and convey the same in manner and form as aforesaid, and that the same are free and clear from  
all former and other grants, bargains, sales, leases, taxes, assessments, encumbrances and restrictions of whatever kind or nature soever,  
except

**The grantor shall and will WARRANT AND FOREVER DEFEND** the above bargained premises in the quiet and peaceable pos-  
session of the grantee, his heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof.

**The singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.**

**IN WITNESS WHEREOF, the grantor has executed this deed on the date set forth above.**

*David Robert Thompson, Trustee*

*Elizabeth Jane Thompson, Trustee*

**STATE OF COLORADO**

County of

The foregoing instrument was acknowledged before me this  
by

day of

Witness my hand and official seal.  
My commission expires:

*Nancy Peltz*

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

Los Angeles

ss.

On

12/14/05

Date

before me,

Deanna Cabral

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

David Robert Thompson & Elizabeth Jane Thompson

Name(s) of Signer(s)

☐ personally known to me

☒ 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.

Deanna Cabral

Signature of Notary Public

Place Notary Seal Above

## OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

### Description of Attached Document

Title or Type of Document:

Warranty Deed

Document Date:

12/13/05

Number of Pages:

Signer(s) Other Than Named Above:

### Capacity(ies) Claimed by Signer

Signer's Name:

☐ Individual

☐ Corporate Officer — Title(s):

☐ Partner — ☐ Limited ☐ General

☐ Attorney in Fact

☐ Trustee

☐ Guardian or Conservator

☐ Other:

Signer Is Representing:

RIGHT THUMBPRINT  
OF SIGNER

Top of thumb here