

2009-010667

Klamath County, Oregon



00070716200900106670080081

08/07/2009 03:00:33 PM

Fee: \$56.00



THIS SPACE F

After recording return to:  
Eli and Sierra DeVoss  
1509 Wilford Avenue  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
Eli and Sierra DeVoss  
1509 Wilford Avenue  
Klamath Falls, OR 97601

File No.: 7021-1438114 (DMC)  
Date: July 14, 2009

### AFFIANT'S DEED

THIS INDENTURE made this **Fourteenth day of July, 2009** by and between **Roy Wayne Wilbanks, Affiant/Son, Patricia Ann Millspaugh, Daughter, Athena Faye Spanoyannis, Granddaughter** the duly appointed, qualified and acting affiant and heirs of the estate of **Roy Buford Wilbanks**, deceased, hereinafter called the first party and **Eli DeVoss and Sierra DeVoss, as tenants by the entirety**, hereinafter called the second party; WITNESSETH:

For value received and the consideration hereinafter stated, 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 and assigns all the estate, right and interest of the estate of the deceased, whether acquired by operation of the law or otherwise, in that certain real property situated in the County of **Klamath**, State of Oregon, described as follows, to-wit:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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 **\$85,000.00**.

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.

FSG

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, OF CHAPTER 424, OREGON LAWS 2007. 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 ON 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, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 27<sup>th</sup> day of July, 2009.

  
Roy Wayne Wilbanks, Affiant and Son

\_\_\_\_\_  
Patricia Ann Millspaugh, Daughter/Heir

\_\_\_\_\_  
Athena Faye Spanoyannis,  
Granddaughter/Heir

STATE OF California )  
 ) ss.  
County of )

*California All-Purpose  
Acknowledgement attached  
Janice L. Russo, Notary 7/27/09*

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
by **Roy Wayne Wilbanks**.

\_\_\_\_\_  
Notary Public for  
My commission expires:

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of San Bernardino

On July 27, 2009 before me, Janice L. Ross, a Notary Public

personally appeared Roy Wayne Wilbanks

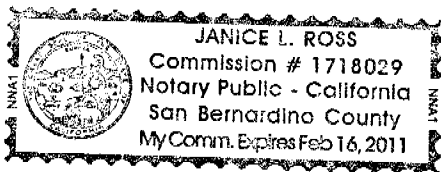
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s),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

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Signature Janice L. Ross

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: Affiant's Deed File 7021-1438114(Dmc)

Document Date: July 14, 2009 Number of Pages: 4

Signer(s) Other Than Named Above: \_\_\_\_\_

### Capacity(ies) Claimed by Signer(s)

Signer's Name: Roy Wayne Wilbanks

- ☒ Individual  
☐ Corporate Officer — Title(s): \_\_\_\_\_  
☐ Partner — ☐ Limited ☐ General  
☐ Attorney in Fact  
☐ Trustee  
☐ Guardian or Conservator  
☐ Other: \_\_\_\_\_

Signer Is Representing: Self

RIGHT THUMBPRINT  
OF SIGNER  
Top of thumb here

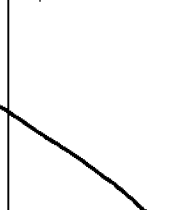


Signer's Name: \_\_\_\_\_

- ☐ 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



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Dated this 27 day of July, 2009.

\_\_\_\_\_  
Roy Wayne Wilbanks, Affiant and Son

*Patricia Ann Millspaugh*  
Patricia Ann Millspaugh, Daughter/Heir

\_\_\_\_\_  
Athena Faye Spanoyannis,  
Granddaughter/Heir

*California All-Purpose  
Acknowledgement attached  
Janice L. Ross, Notary 7/27/09*

STATE OF California )  
 )ss.  
County of )

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
by **Roy Wayne Wilbanks.**

\_\_\_\_\_  
Notary Public for  
My commission expires:

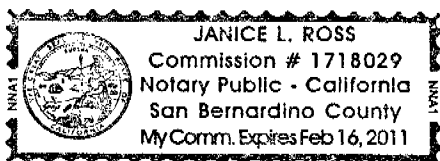
# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of San Bernardino

On July 14, 2009 before me, Janice L. Ross, a Notary Public,  
Date Here Insert Name and Title of the Officer

personally appeared Patricia Ann Millsbaugh  
Name(s) of Signer(s)



who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Janice L. Ross  
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: Affiant's Deed File # 7021-1438114 (DME)

Document Date: July 14, 2009 Number of Pages: 4

Signer(s) Other Than Named Above: \_\_\_\_\_

### Capacity(ies) Claimed by Signer(s)

Signer's Name: Patricia Ann Millsbaugh

- ☒ Individual  
☐ Corporate Officer — Title(s): \_\_\_\_\_  
☐ Partner — ☐ Limited ☐ General  
☐ Attorney in Fact  
☐ Trustee  
☐ Guardian or Conservator  
☐ Other: \_\_\_\_\_

Signer Is Representing: Self

RIGHT THUMBPRINT  
OF SIGNER  
Top of thumb here

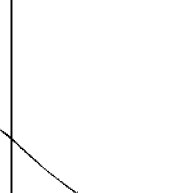


Signer's Name: \_\_\_\_\_

- ☐ 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



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Dated this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
**Roy Wayne Wilbanks, Affiant and Son**

\_\_\_\_\_  
**Patricia Ann Millspaugh, Daughter/Heir**

Athena Faye Spanoyannis  
**Athena Faye Spanoyannis**  
**Granddaughter/Heir**

STATE OF California )

)ss.

County of )

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_  
by **Roy Wayne Wilbanks.**

\_\_\_\_\_  
Notary Public for  
My commission expires:

APN: R302899

Personal Representative's Deed  
- continued

File No.: 7021-1438114 (DMC)  
Date: July 14, 2009

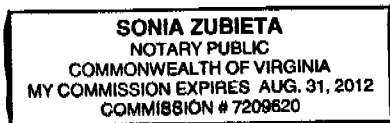
STATE OF California )  
 )ss.  
County of )

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
by **Patricia Ann Millsbaugh**.

\_\_\_\_\_  
Notary Public for  
My commission expires:

STATE OF Virginia )  
 )ss.  
County of Fairfax )

This instrument was acknowledged before me on this 27 day of July, 2009  
by **Athena Faye Spanoyannis**.



*[Signature]*  
Notary Public for Virginia  
My commission expires: 8/31/12

APN: **R302899**

Personal Representative's Deed  
- continued

File No.: **7021-1438114 (DMC)**  
Date: **July 14, 2009**

**EXHIBIT A**

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**LOT 10, BLOCK 13, FAIRVIEW ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, AND  
BEGINNING AT THE SOUTHEAST CORNER OF LOT 10, BLOCK 13, FAIRVIEW ADDITION TO  
THE CITY OF KLAMATH FALLS, OREGON, THENCE NORTH 50 FEET; THENCE EAST 44 FEET;  
THENCE SOUTH 50 FEET; THENCE WEST 44 FEET TO THE POINT OF BEGINNING.**