

2009-012379

Klamath County, Oregon



00072779200900123790020020

09/17/2009 03:23:25 PM

Fee: \$26.00

After Recording Return to:

MARINA BRINK and JOHNNA BERGMAN

202 obispo Ave #11

Long Beach, Ca. 90803

Until a change is requested all tax statements

Shall be sent to the following address:

SAME AS ABOVE

ATE 6711

### WARRANTY DEED

(INDIVIDUAL)

ORVILLE E. FULKS, TRUSTEE OF THE FULKS FAMILY REVOCABLE TRUST OF 2004, herein called grantor, convey(s) to MARINA BRINK and JOHNNA BERGMAN, herein called grantee, all that real property situated in the County of KLAMATH COUNTY, State of Oregon, described as:

Lot 1, Block 104, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 4, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE: 036 MAP: 3711-036B0 TL: 00900 KEY: 394059

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 \$6,500.00.  
(here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 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, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.

Dated September 14, 2009.

FULKS FAMILY REVOCABLE TRUST OF  
2004

*Orville E. Fulks*  
BY: ORVILLE E. FULKS, TRUSTEE

STATE OF CALIFORNIA, County of \_\_\_\_\_) ss.

On \_\_\_\_\_ 2009 personally appeared the above named ORVILLE E. FULKS, TRUSTEE OF THE FULKS FAMILY REVOCABLE TRUST OF 2004 and acknowledged the foregoing instrument to be [\* his/her/their] voluntary act and deed.

This document is filed at the request of:

 **Aspen**  
TITLE & ESCROW, INC.

525 Main Street  
Klamath Falls, OR 97601  
Order No.: 67111PS

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

Official Seal

See attached notarial certificate

ATE  
#26

# ALL-PURPOSE ACKNOWLEDGMENT

State of California

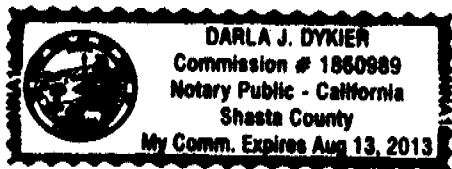
County of Shasta } SS.

On Sept. 16, 2009, before me, Darla J. Dykier, Notary Public,

personally appeared Groville Eugene Fulk 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.

Darla J. Dykier  
NOTARY'S SIGNATURE

PLACE NOTARY SEAL IN ABOVE SPACE

## OPTIONAL INFORMATION

The information below is optional. However, it may prove valuable and could prevent fraudulent attachment of this form to an unauthorized document.

### CAPACITY CLAIMED BY SIGNER (PRINCIPAL)

- ☒ INDIVIDUAL  
☐ CORPORATE OFFICER \_\_\_\_\_ TITLE(S)  
☐ PARTNER(S)  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

### DESCRIPTION OF ATTACHED DOCUMENT

Warranty Deed  
TITLE OR TYPE OF DOCUMENT

1  
NUMBER OF PAGES

9-16-09  
DATE OF DOCUMENT

### SIGNER (PRINCIPAL) IS REPRESENTING:

NAME OF PERSON(S) OR ENTITY(IES)

RIGHT  
THUMBPRINT  
OF  
SIGNER

OTHER

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