2018-000812 Klamath County, Oregon

01/22/2018 03:33:00 PM

Fee: \$102.00

RECORDING REQUESTED BY:

MELODIE TUMANG COOKE(MARRIED) AND MELANIE MARY TUMANG LIMBO (MARRIED)

INSTRUMENT PREPARED BY:

MIMOSA TIU TUMANG C/O MELODIE TUMANG COOKE - 3681 LEES AVENUE LONG BEACH, California 90808 - 2309

RETURN DEED TO:

MELODIE TUMANG COOKE(MARRIED) AND MELANIE MARY TUMANG LIMBO (MARRIED) 3681 LEES AVENUE LONG BEACH, California 90808-2309 (Above reserved for official use only)

SEND TAX STATEMENTS TO:

MELANIE MARY TUMANG LIMBO 17603 HORST AVENUE ARTESIA, California 90701-4030

Tax Parcel/APN # APN NO. 3811-015A0-01600-00

QUIT CLAIM DEED FOR OREGON

STATE OF OREGON

COUNTY OF KLAMATH FALLS

DATE: January 06, 2018

KNOW ALL MEN BY THESE PRESENTS THAT, for and in consideration of the sum of \$0.00 and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the below-named grantors (hereinafter "Grantors") hereby quitclaim to the below-named grantee (hereinafter "Grantee") and Grantee's heirs and assigns forever, all of Grantors' right, title, interest, and claim, and subject to all easements, encumbrances, protective covenants, rights-of-way, mineral rights, and other conditions and restrictions, if any, in or to the following described real estate located at LOT 46 BLOCK 49, HIGHWAY 66 UNIT, PLAT NO. 2, KLAMATH FALLS, KLAMATH FALLS County, Oregon 97601 (the "Property").

Legal Description: THE FOLLOWING DESCRIBED REAL STATE PROPERTY IN THE COUNTY OF KLAMATH AND STATE OF OREGON.

Legal Description: LOT 46, BLOCK 49, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2, AS RECORDED IN KLAMATH COUNTY, OREGON.

Legal Description: AND SUBJECT TO ALL CONDITIONS, RESTRICTIONS, RESERVATIONS, EASEMENTS, EXCEPTIONS, RIGHTS AND /OR RIGHTS OF WAY AFFECTING SAID PROPERTY (INCLUDING ANY DECLARATION OF RESTRICTIONS RECORDED WITH THIS SUBDIVISION RECORDED IN THE OFFICE OF THE KLAMATH COUNTY, OREGON RECORDER, ALL OF WHICH ARE INCORPORATED HEREIN BY REFERENCE TO SAID DECLARATION WITH THE SAME EFFECT AS THOUGH FULLY SET FORTH HEREIN).

Legal Description: TO HAVE AND TO UPHOLD THE SAME UNTO THE SAID GRANTEE AND GRANTEE'S HEIRS, SUCCESSORS AND ASSIGN FOREVER. AND SAID GRANTOR HEREBY COVENANTS TO AND WITH SAID GRANTEE AND GRANTEE'S HEIRS, SUCCESSORS AND ASSIGNS, THE GRANTOR IS LAWFULLY SEIZED IN FEEL SIMPLE OF THE ABOVE GRANTED PREMISES, FREE FROM ALL ENCUMBRANCES.

Legal Description: APA NO. 3811-015A0-01600-00

Grantors

Grantor: MIMOSA TIU TUMANG

Marital Status: Not married

Address: C/O MELODIE TUMANG COOKE -

3681 LEES AVENUE

LONG BEACH, California 90808-2309

Grantor: MELODIE TUMANG COOKE

Marital Status: Married

Address: 3681 LEES AVENUE

LONG BEACH, California 90808-2309

Grantor: MELANIE MARY TUMANG

LIMBO

Marital Status: Married

Address: 17603 HORST AVENUE ARTESIA, California 90701-4030

MELODIE TUMANG COOKE's Spouse:

ERIC COOKE

Address: 3681 LEES AVENUE

LONG BEACH, California 90808-2309

MELANIE MARY TUMANG LIMBO's

Spouse: JOHN CUNETA LIMBO Address: 17603 HORST AVENUE ARTESIA, California 90701-4030

Grantee

Grantee: MELODIE TUMANG COOKE(MARRIED) AND MELANIE MARY TUMANG LIMBO (MARRIED), as trustee on behalf of the MIMOSA TIU TUMANG LIVING TRUST

Marital Status: Not applicable Address: 3681 LEES AVENUE

LONG BEACH, California 90808-2309

Vesting Information / Property Interest: Joint tenancy with rights of survivorship, not as tenants in common.

Signatures

Grantors signed, sealed, and delivered this Quit Claim Deed to Grantee on January 06, 2018.

Grantor (or authorized agent) Signed: Marro H. Kumy Print Name: M. WOAR I. TUMAN 6	
Grantor (or authorized agent) Signed: Julian Print Name: Melistic Tunung Corke	Grantor's Spouse (or authorized agent) I, ERIC COOKE, acknowledging receipt of sufficient consideration, hereby waive and release all my rights, title, and interest, if any, in the above property unto Grantee. Signed: Print Name. Eric J. Cooke
Grantor for authorized agont Signed: Signed From Print Name: Judania Mangrus Incapus	Grantor's Spouse (or authorized agent) I, JOHN CUNETA LIMBO, acknowledging receipt of sufficient consideration, hereby waive and release all my rights, title, and interest, if any, in the above Property unto Grantee. Signed: Print Name: TOHN LIMBO
<u>Witnesses</u>	
On this theday of, 20, the and acknowledged before me by the following person(s) whose name(s) is/are subscribed to w	foregoing QUIT CLAIM DEED was sworn to person(s), known or proven to me to be the ithin the instrument:
of signatories). I further swear that I am unrelat and hold no interest in the transaction.	(names sed to the parties signing this document by blood
FIRST WITNESS	SECOND WITNESS
Signed: Dated: Print Name: Address:	Signed: Dated: Print Name: Address:

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of Californ	nia		
County of LOS	ANGELES		/
Onappeared	before me,		, personally
subscribed to th same in his/her/	e within instrument and their authorized capaci	ry evidence to be the person I acknowledged to me that ty(ies), and that by his/her/upon behalf of which the pe	he/she/they executed the
	PENALTY OF PERJUIT raph is true and correct	RY under the laws of the St	tate of California that the
WITNESS my l	and and official seal.		
Signature	$-\!\!\!/-$	(Seal)	

SEE ATTACHED

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

validity of that document.		
State of California County of Los Angeles		
On December 28, 2017	before me,	Arnita Williams, Notary Public (insert name and title of the officer)
,	, , ,	(insert name and title of the officer)
personally appeared		Eric J. Cooke
who proved to me on the basis of sa subscribed to the within instrument his/her/their authorized capacity(ies	atisfactory ev and acknowl s), and that by	vidence to be the person(s) whose name(s) is/are reledged to me that he/she/they executed the same in by his/her/their signature(s) on the instrument the person(s) acted, executed the instrument.
I certify under PENALTY OF PERJU paragraph is true and correct.	JRY under th	he laws of the State of California that the foregoing
WITNESS my hand and official seal	1. Y	ARNITA WILLIAMS Commission # 2100214 Notary Public - California Los Angeles County My Comm. Expires Feb 15, 2019

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

attached, and not the truthfulness, accuracy, or validity of that document.
State of California County of
On December 28, 2017 before me, Arnita Williams, Notary Public
(insert name and title of the officer)
personally appeared Melodie Tumang Cooke
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 ARNITA WILLIAMS Commission # 2100214 Notary Public - California Los Angeles County My Comm. Expires Feb 15, 2019 (Seal)

A notary public or other officer components of the identity of who signed the document to which the attached, and not the truthfulness, actualidity of that document.	the individual iis certificate is		
State of California County of Los Angeles)		
On December 28, 2017 ber	ore me, Arnita Willian (insert nam	ns, Notary Public e and title of the officer)	
personally appeared Mimosa T. Tumang 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			
witness my hand and official seal. Signature Ahalu Dillin	ਪ (Seal)	ARNITA WILLIAMS Commission # 2100214 Notary Public - California Los Angeles County My Comm. Expires Feb 15, 2019	

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

validity of that document.	
State of California County of Los Angeles)
On December 28, 2017 before	e me, Arnita Williams, Notary Public (insert name and title of the officer)
	(insert name and title of the officer)
personally appeared	Melanie Mary Tiu Tumang
who proved to me on the basis of satisfac subscribed to the within instrument and ac his/her/their authorized capacity(ies), and	ctory evidence to be the person(s) whose name(s) is/are cknowledged to me that he/she/they executed the same in that by his/her/their signature(s) on the instrument the ich the person(s) acted, executed the instrument.
I certify under PENALTY OF PERJURY uparagraph is true and correct.	nder the laws of the State of California that the foregoing
WITNESS my hand and official seal. Signature Mulan	ARNITA WILLIAMS Commission # 2100214 Notary Public - California Los Angeles County My Comm. Expires Feb 15, 2019
Signature ////////	(Seal)