



THIS SPACE RESERVED FOR

2021-000027

Klamath County, Oregon

01/04/2021 01:42:01 PM

Fee: \$97.00

After recording return to:

Steven Fesler

30171 Kent Rd.

Dagsboro, DE 19939

Until a change is requested all tax statements shall be sent to the following address:

Steven Fesler

30171 Kent Rd.

Dagsboro, DE 19939

File No. 425295AM

STATUTORY WARRANTY DEED

Roger Wayne Stark and Robin Sue Stark, as Tenants by the Entirety as to an undivided 1/2 interest and

Bradley D. Kirkpatrick, AKA Brad D. Kirkpatrick and Marianne C. Kirkpatrick, Co-Trustees of the Kirkpatrick Family Trust dated February 1, 1994,

Grantor(s), hereby convey and warrant to

Steven Fesler,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 2, 6 and 7 in Block 39, BUENA VISTA ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$18,720.00.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

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, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 30th day of December, 2020

The Kirkpatrick Family Trust

By: Bradley D. Kirkpatrick
Bradley D. Kirkpatrick, Co-Trustee

By: Marianne C. Kirkpatrick
Marianne C. Kirkpatrick, Co-Trustee

State of _____ ss.
County of _____

On this _____ day of December, 2020, before me, _____, a Notary Public in and for said state, personally appeared **Bradley D. Kirkpatrick and Marianne C. Kirkpatrick** known or identified to me to be the person whose name is subscribed to the foregoing instrument as co-trustees of the Kirkpatrick Family Trust dated February 1, 1994, and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Notary Public for the State of _____ »
Residing at: _____
Commission Expires: _____

Dated this 30th day of DECEMBER, 2020

Roger Wayne Stark
Roger Wayne Stark
Robin Sue Stark
Robin Sue Stark

State of _____ ss.
County of _____

On this _____ day of December, 2020, before me, _____, a Notary Public in and for said state, personally appeared **Roger Wayne Stark and Robin Sue Stark** as Individuals known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the the Kirkpatrick Family Trust dated February 1, 1994, and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Notary Public for the State of _____ »
Residing at: _____
Commission Expires: _____

CALIFORNIA ACKNOWLEDGMENT

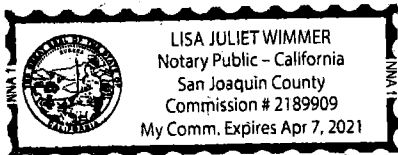
CIVIL CODE § 1189

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 California

County of San JoaquinOn December 30, 2020 before me, Lisa Juliet Wimmer notary public
Date Here Insert Name and Title of the Officerpersonally appeared Roger Wayne Stark, Robin Sue Stark
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.

Place Notary Seal and/or Stamp Above

Signature

Lisa Juliet Wimmer

Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____☐ Partner – ☐ Limited ☐ General☐ Individual ☐ Attorney in Fact☐ Trustee ☐ Guardian or Conservator☐ Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____☐ Partner – ☐ Limited ☐ General☐ Individual ☐ Attorney in Fact☐ Trustee ☐ Guardian or Conservator☐ Other: _____

Signer is Representing: _____

CALIFORNIA ACKNOWLEDGMENT

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State of California

County of San Joaquin

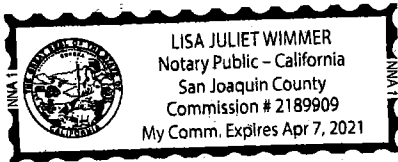
On December 30, 2020 before me, Lisa Juliet Wimmer, notary public
Date Here Insert Name and Title of the Officer

personally appeared Bradley D. Kirkpatrick, Marianne C. Kirkpatrick
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.



Place Notary Seal and/or Stamp Above

Signature Lisa Juliet Wimmer
Signature of Notary Public

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☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____