

2021-000650

Klamath County, Oregon



00272340202100006500020028

01/14/2021 12:56:40 PM

Fee: \$87.00

Grantor: Dianna K. Eaton  
Claiming Successor

Grantee: Samantha M. Eaton  
3401 N. Walnut Rd, Unit 256,  
Las Vegas, NV 89115

Send Tax Statements to: Grantee

After recording return to: Grantee

**BARGAIN AND SALE DEED**

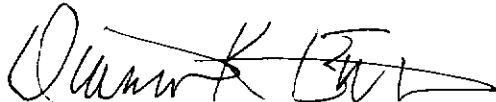
Dianna K. Eaton, individually and as the Claiming Successor of the estate of Roger L. Eaton, deceased, Klamath County Circuit Court Case No. 20PB06964 convey to Samantha M. Eaton, all that real property situated in Klamath County, Oregon, described as follows:

**Lots 25, 26 and 27 Block 5, Oregon Pines, as same as shown on plat filed June 30, 1969 duly recorded in the office of the country recorded of said county.**

THIS INSTRUMENT WILL 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 APPROVED USES.

The true and actual consideration for this conveyance is distribution of estate.

DATED: January 8, 2021

/s/   
Dianna K. Eaton, individually and as the Claiming Successor

STATE OF CALIFORNIA                    )  
  ) ss:  
County of Orange                    )

On the \_\_\_\_ day of January, 2021 personally appeared the above named Dianna K. Eaton and acknowledged the above instrument to be her voluntary act and deed as Affiant and Claiming Successor of the Roger L. Eaton Estate as well as individually.

Subscribed and sworn to before me January \_\_, 2021

**California Notarial  
Loose Certificate  
attached**

/s/ \_\_\_\_\_  
Notary Public for California  
My commission expires: \_\_\_\_\_

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

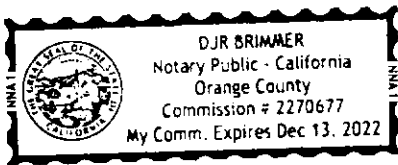
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Orange

On Friday, January 08, 2021 before me, DJR BRIMMER, Notary Public, personally appeared  
DIANNA K. EATON

Who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within Instrument and acknowledged to me that she executed The same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person 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

A handwritten signature in black ink, appearing to read 'DJR Brimmer', written over a horizontal line.

## Description of Attached Document

Title or Type of Document: BARGAIN AND SAL DEED

Document Date: January 8, 2021

Number of Pages: 1

Signer(s) Other Than Named Above: NONE

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

Signer's Name: DIANNA K. EATON

- ☒ 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