

2021-001589

Klamath County, Oregon



00273357202100015890030032

02/03/2021 03:41:56 PM

Fee: \$92.00

Grantor's Name and address:  
Luis Lee Sumpter  
1011 F Street, Loft D  
Sacramento, CA 95814

Grantee's Name and address:  
Luis Lee Sumpter  
1011 F Street, Loft D  
Sacramento, CA 95814

After recording return to:  
Luis Lee Sumpter  
1011 F Street, Loft D  
Sacramento, CA 95814

Until a change is requested all  
tax statements shall be sent to  
the following address:  
Luis Lee Sumpter  
1011 F Street, Loft D  
Sacramento, CA 95814

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### AFFIANT'S DEED

THIS INDENTURE made this 15 day of January, 2021, by and between Luis Lee Sumpter, CLAIMING SUCCESSOR, the affiant named in the duly filed affidavit concerning the small estate of Edmon Luis Sumpter, (Klamath County Circuit Court Case 20PB04209) deceased, hereinafter called the first party, and Luis Lee Sumpter;

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 the 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:

3220 DELAWARE AVENUE, KLAMATH FALLS, OR 97603;  
ALTAMONT ACRES 1<sup>ST</sup> ADD (Block :4 Lot:5)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.305. 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 APPROVED USES AND 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 195.305.

CONSIDERATION IS \$0

Returned at Counter

Stephen Hedtlang


To Have and to Hold the same unto the second party and the 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 \$0-.

\*However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration.

In construing this deed and where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 15 day of January, 2021; if a corporate grantor, 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.

By:   
Luis Lee Sumpter, Claiming Successor

STATE OF OREGON           )  
  ) ss  
County of Klamath        )

On January \_\_\_\_, 2021 before me, \_\_\_\_\_, Notary Public, personally appeared Luis Lee Sumpter personally known to me (or 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 he executed the same in his authorized capacity, and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

Before me:

\_\_\_\_\_  
Notary Public for Oregon  
My Commission Expires:

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 Sacramento  
On 1-15-21 before me, F. Tuscher, Notary Public, Notary Public,  
(here insert name and title of the officer)  
personally appeared Luis Ace Sumpter  
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 F. Tuscher

