-		
7)		
_		
=		
ā		
3		
3		
١.		
•		
•		

2021-008641 Klamath County, Oregon

00281212202100086410020025

Grantor:

Karen M. Potts

Claiming Successor

Grantee:

Karen M. Potts

2505 Westberry Dr., Santa Rosa, CA 95403

06/01/2021 12:30:19 PM

Fee: \$87.00

Send Tax Statements to: Grantee

After recording return to: Grantee

BARGAIN AND SALE DEED

Karen M. Potts, Claiming Successor of the estate of Linda Cheryl Riley, deceased, Klamath County Circuit Court Case No. 20PB08387 convey to Karen M. Potts, all that real property situated in Klamath County, Oregon, described as follows:

Block 65, Lot 4, of the 5th Addition to Nimrod River Park as shown on the map in official records 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: May 26, 2021

Karen M. Potts, Claiming Successor

STATE OF CALIFORNIA	į.	
County of Sonoma)	SS
county or bonoma		

On the ____ day of May, 2021 personally appeared the above named Karen M. Potts and acknowledged the above instrument to be her voluntary act and deed as Affiant and Claiming Successor of the Linda Cheryl Riley Estate.

Subscribed and sworn to before me Mayy____, 2021

**SEE ATTACHED **

Notary Public for California
My commission expires:____

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

botho proved to me on the basis of satisfactory evidence to be to the within instrument and acknowledged to me that by she inthorized capacity(ise), and that by be their signature(e) con behalf of which the person(s) acted, executed the instrument of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this formation.	URNS (notary public) or Insert Name and Title of the Officer of Signer(s) the person(n) whose name(s) sale subscribed they executed the same in his negative on the instrument the person(s), or the entity ment. Tunder PENALTY OF PERJURY under the the State of California that the foregoing aph is true and correct.
before me, SPAN BIL Date ersonally appeared ho proved to me on the basis of satisfactory evidence to be to the within instrument and acknowledged to me that bushed thorized capacity(ise), and that by higher their signature(e) on behalf of which the person(s) acted, executed the instrument on behalf of which the person(s) acted, executed the instrument of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information of this formation of the completing this information of the completing this information.	the person(n) whose name(n) sare subscribed they executed the same in his her) their on the instrument the person(s), or the entity ment. They executed the same in his her) their on the instrument the person(s), or the entity ment. They executed the same in his her) their on the instrument the person(s), or the entity ment. They executed the same in his her) their or the entity ment.
before me, SPAN BIT Her Manuels of the within instrument and acknowledged to me that be street the within instrument and acknowledged to me that be street their signature of the which the person(s) acted, executed the instrument of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this formation.	the person(n) whose name(n) are subscribed they executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their or the entity ment.
Date Personally appeared Anome(s) of the proved to me on the basis of satisfactory evidence to be to the within instrument and acknowledged to me that but she withorized capacity(ise), and that by his/her/their signature(s) of the person(s) acted, executed the instrument on behalf of which the person(s) acted, executed the instrument of this form to a sonomacountry with the person of the paragraph of the person of the pe	the person(n) whose name(n) are subscribed they executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their or the entity ment.
botho proved to me on the basis of satisfactory evidence to be to the within instrument and acknowledged to me that by she inthorized capacity(ise), and that by be their signature(e) con behalf of which the person(s) acted, executed the instrument of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this form to a completing this information can deter alter fraudulent reattachment of this formation.	the person(n) whose name(n) are subscribed they executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their on the instrument the person(s), or the entity ment. They executed the same in his her their or the entity ment.
ho proved to me on the basis of satisfactory evidence to be to the within instrument and acknowledged to me that by she withorized capacity(ise), and that by his/her/their signature(s) of bon behalf of which the person(s) acted, executed the instrumination of this form to determine the person of the person of the person of this form to determine the within instrumination and determine the person of this form to determine the within instrumination and determine the person of this form to determine the within person of this form to determine the person of th	the person(s) whose name(s) sale subscribed they executed the same in his her their on the instrument the person(s), or the entity ment. The person(s) whose name(s) sale subscribed they executed the person(s), or the entity ment. The person(s) whose name(s) sale subscribed they have the entity ment. The person(s) whose name(s) sale subscribed they have the entity ment.
ho proved to me on the basis of satisfactory evidence to be to the within instrument and acknowledged to me that by she otherized capacity(ise), and that by bis/her/their signature(s) of con behalf of which the person(s) acted, executed the instrument of this form to determine the within instrument of the within instrument	the person(s) whose name(s) sale subscribed they executed the same in his her their on the instrument the person(s), or the entity ment. The person(s) whose name(s) sale subscribed they executed the person(s), or the entity ment. The person(s) whose name(s) sale subscribed they have the entity ment. The person(s) whose name(s) sale subscribed they have the entity ment.
I certify SEAN BURNS COMM. #2323930 NOTARY PUBLIC - CALIFORNIA SONOMA COUNTY My Comm. Expires March 22, 2024 Completing this information can deter alter fraudulent reattachment of this form to a	they executed the same in his her their ton the instrument the persor(s), or the entity ment. The under PENALTY OF PERJURY under the the State of California that the foregoing aph is true and correct.
SEAN BURNS COMM. #2323930 m NOTARY PUBLIC - CALIFORNIA 72 SONOMA COUNTY My Comm. Expires Merch 22, 2024 Signature Place Notary Seal and/or Stamp Above OPTIONAL Completing this information can deter altered fraudulent reattachment of this form to a	the State of California that the foregoing aph is true and correct.
Signatury Place Notary Seal and/or Stamp Above OPTIONAL Completing this information can deter alter fraudulent reattachment of this form to a	CC my bond and afficial and
Completing this information can deter alter fraudulent reattachment of this form to a	SS my hand and official seal.
Completing this information can deter alteralted fraudulent reattachment of this form to a	Signature of Notary Public
_	eration of the document or an unintended document.
Description of Attached Document	
Title or Type of Document: Algun 45	Dale Gled.
Document Date: May 26, 2021	Number of Pages: 🙎 /
Signer(s) Other Than Named Above:	
Capacity(ies) Claimed by Signer(s)	• *
Signer's Name: KALLA M. Potts Signer	r's Name:
☐ Corporate Officer – Title(s): ☐ ☐ Corp	porate Officer – Title(s):
Individual	tner – 🗆 Limited 🗆 General
☐ Trustee ☐ Guardian or Conservator ☐ Trus	tner – 🗆 Limited 🗈 General ividual D. Attorney in Fact
Other: Other Other Signer is Representing: Signer	tner – D Limited D General ividual Attorney in Fact stee D Guardian or Conservator