

NS

THE ESTATE OF BERNICE WALTERS

Vol. M99 Page 46278



First Party's Name and Address

THOMAS POTTER

1999 NOV 22 AM 11:34

Second Party's Name and Address

After recording, return to (Name, Address, Zip):

THOMAS POTTER

1304 WORDEN AVE.

KLAMATH FALLS, OR 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):

1304 WORDEN AVE.

KLAMATH FALLS, OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of _____ } ss.

I certify that the within instrument
was received for record on the _____ day
of _____, 19____, at
_____ o'clock _____ M., and recorded in
book/reel/volume No. _____ on page
_____ and/or as fee/file/instru-
ment/microfilm/reception No. _____,
Records of said County.

Witness my hand and seal of County
affixed.

NAME

TITLE

By _____, Deputy.

MTC 49310-LW

AFFIANT'S DEED

THIS INDENTURE made this 10th day of NOVEMBER, 1999, by and
between MICHAEL DWAYNE WALTERS
the affiant named in the duly filed affidavit concerning the small estate of BERNICE GLADYS WALTERS
and THOMAS LEROY POTTER AND LOIS KAY POTTER, HUSBAND AND WIFE, deceased, hereinafter called the first party,
hereinafter called the second party; 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 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 prop-
erty situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

PLEASE SEE ATTACHED EXHIBIT "A" WHICH IS MADE A PART OF THIS REFERENCE.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

TO HAVE AND TO HOLD the same unto the second party, and 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 \$20,000.00. *However, the
actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate
which) consideration.* (The sentence between the symbols *, if not applicable, should be deleted. See ORS 93.030.)

IN WITNESS WHEREOF, the first party has executed this instrument; if first party is a corporation, 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.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN
THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REG-
ULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPRO-
PRIATE 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.

MICHAEL DWAYNE WALTERS

Affiant

STATE OF TEXAS, County of _____) ss.This instrument was acknowledged before me on NOVEMBER 10, 1999,by MICHAEL DWAYNE WALTERSThis instrument was acknowledged before me on November 10, 1999,

as

DIANNE SAMPLES

Notary Public, State of Texas

My Commission Expires

JUNE 7 2000.

Dianne Samples

Notary Public for Oregon TEXAS

My commission expires _____



354

46279

EXHIBIT "A"
LEGAL DESCRIPTION

Lot 19 in Block 13 of FAIRVIEW ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ALSO, being in the Northwest quarter of the Southeast quarter of Section 29, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, situated in the City of Klamath Falls, Klamath County, Oregon:

Beginning at the Southeast corner of Lot 19, Block 13 of FAIRVIEW ADDITION to the City of Klamath Falls, Oregon; thence North 50 feet; thence East 44 feet; thence 50 feet; thence West 44 feet to the point of beginning.

State of Oregon, County of Klamath
Recorded 11/22/99, at 11:34 a.m.
In Vol. M99 Page 46278
Linda Smith,
County Clerk Fee \$ 35⁰⁰