

05 JUL 21 AM 10:54

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mtc - 70702 stt

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MARSHA MCCLAIN

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Second Party's Name and Address

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

MARSHA MCCLAIN
310 HAWTHORNE STREET
KLAMATH FALLS, OR 97601

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

State of Oregon, County of Klamath
Recorded 07/21/05 10:54a.m
Vol M05 Pg 55998-99
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

AFFIANT'S DEED

THIS INDENTURE dated JULY 20, 2005, by and between MARSHA MCCLAIN

the affiant named in the duly filed affidavit concerning the small estate of STEVEN MATTHEW MCCLAIN, deceased, hereinafter called the first party, and MARSHA MCCLAIN 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 property situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

***** SEE ATTACHED EXHIBIT "A"

(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 \$ 1.00. 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.

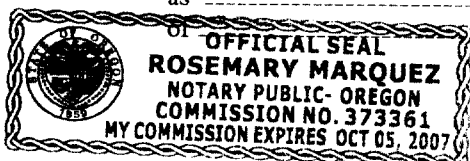
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

MARSHA MCCLAIN

Affiant

STATE OF OREGON, County of Klamath
This instrument was acknowledged before me on July 20, 2005
by Marsha McClain

This instrument was acknowledged before me on
by
as



Rosemary Marquez

Notary Public for Oregon

My commission expires

October 5, 2007

260 am

55999

Lots 13 and 14 in Block 31 of SECOND ADDITION TO THE CITY OF KLAMATH FALLS according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, together with the Northerly 20 feet of that portion of vacated Carlyle Street lying between Lancaster Avenue and the alley between Lancaster Avenue and Lexington Avenue.

Tax Account No.: 3809-029AC-10200-000

Key No.: 214832