

2007-002692

Klamath County, Oregon



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02/15/2007 01:04:47 PM

Fee: \$21.00

LEROY D. ROSS
623 East Front
Merrill OR 97633 -----First Party
OWEN P. WATTS
3107 Austin Street
Klamath Falls OR 97603 -----Second Party
ALVIN S. ROSS, JR.
3090 Island Drive
Redding CA 96001 -----Second Party
LEROY D. ROSS
623 East Front
Merrill OR 97633 -----Second Party
After Recording, return to & send tax statements to:
ALVIN S. ROSS, JR.
3090 Island Drive
Redding CA 96001

AFFIANT'S DEED

THIS INDENTURE Made this 1st day of February, 2007, by and between **LEROY D. ROSS**, the affiant named in the duly filed Affidavit concerning the small estate of **CHARLOTTE LOUISE ROSS-WATTS**, deceased, hereinafter called the first party, and **OWEN P. WATTS** as to an undivided one-half share, **ALVIN S. ROSS, JR.**, as to an undivided one-quarter share, and **LEROY D. ROSS** as to an undivided one-quarter share, all as tenants in common, hereinafter called the second party; WITNESSETH:


For value received and the consideration hereinafter stated, the receipt whereof hereby is acknowledged, 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-in-interest and assigns all the estate, right and interest of the deceased at the time of decedent's death, and all the right, title and interest that the estate of the deceased by operation of the law or otherwise may have thereafter acquired in that certain real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The South ½ of Lot 18, Block 1, THIRD ADDITION TO ALTAMONT ACRES, in the County of Klamath and State of Oregon; commonly known as 3107 Austin Street, Klamath Falls OR 97603

TO HAVE AND TO HOLD the same unto the second party, and second party's heirs, successors-in-interest and assigns forever. This is a clearing deed, and an estate distribution.

IN WITNESS WHEREOF, the first party has executed this instrument:

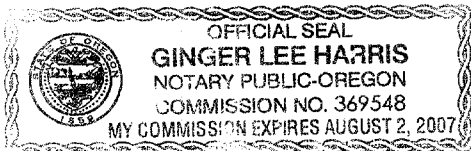
THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSONS ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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




LEROY D. ROSS, Affiant

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on February 1, 2007, by LEROY D. ROSS, Affiant of the Small Estate of CHARLOTTE LOUISE ROSS-WATTS.





Notary Public for Oregon
My Commission Expires August 2, 2007