

2007-004764

Klamath County, Oregon

AFTER RECORDING RETURN TO:

Michael Ratliff  
905 Main Street, Ste 200  
Klamath Falls OR 97601



00017778200700047640020021

03/20/2007 08:42:59 AM

Fee: \$26.00

GRANTOR'S NAME AND ADDRESS:

William Day  
7114 Hovingham  
San Antonio, TX 78257

GRANTEES' NAME AND ADDRESS:

William Day, 7114 Hovingham, San Antonio, TX 78257  
Lolecia Day, 1609 Nueces, Garland, TX 75040

SEND TAX STATEMENTS TO:

William Day  
7114 Hovingham  
San Antonio, TX 78257

**CLAIMING SUCCESSOR'S DEED**

THIS INDENTURE Made this 28<sup>th</sup> day of February, 2007, by and between **WILLIAM DAY**, the claiming successor of the small estate of **THELMA JEANE DAY**, deceased, hereinafter called the first party, and **William Day**, as to an undivided one-half interest; **Lolecia Day**, as to an undivided one-half interest, 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 the 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 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:

Block 70, Lot 96, of the 5<sup>th</sup> Addition to Nimrod  
River Park as shown on map in official records of  
said county.

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 \$-0-. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration. This deed is given pursuant to the Order Closing Small Estate Proceeding entered on March \_\_\_\_\_, 2007, in the Matter of the Small Estate of Thelma Jeane Day, prosecuted in the Circuit Court of the State of Oregon, Klamath County, as Case No. 0604413CV, and pursuant to the requirements of ORS 114.545(3).

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

William Day  
Claiming Successor

**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37(2004)). 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

STATE OF TEXAS

County of

Bexar

ss.

On the

28<sup>th</sup> February

DATE

before me,

Katherine Craver

NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared

William Day

NAME(S) OF SIGNER(S)



personally known to me - OR - ☐

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.

WITNESS my hand and official seal.



Katherine E Craver

SIGNATURE OF NOTARY