

2009-005690

Klamath County, Oregon



00064825200900056900020020

04/24/2009 03:37:59 PM

Fee: \$26.00

After Recording Return to:

ALLEN MOATES

7100 Hwy 97 S.

Klamath Falls, OR 97601

Until a change is requested all tax statements

Shall be sent to the following address:

ALLEN MOATES

7100 Hwy 97 S.

Klamath Falls, OR 97601

ATE 66678

AFFIANT'S DEED

THIS INDENTURE dated APRIL 16, 2009, by and between HELEN MARIE GRIFFITH, the affiant named in the duly filed affidavit concerning the same estate of ROBERT LYNN SELBY, deceased, hereinafter called the first party, HELEN MARIE GRIFFITH, FRANCES COMER, JACK KUHN, LARRY KUHN, ROBERT KUHN AND JAMES KUHN, 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 COUNTY, State of Oregon, described as, to-wit:

See Exhibit A attached hereto and made a part thereof.

TO HAVE AND TO HOLD the same unto the second part, 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 \$24,000.00.

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.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.

Dated April 16, 2009.

ESTATE OF ROBERT LYNN SELBY(deceased)

Helen Marie Griffith Affiant
HELEN MARIE GRIFFITH

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me this 22 day of April, 2009, by HELEN MARIE GRIFFITH, Affiant of the Estate of ROBERT LYNN SELBY, deceased.

This document is filed at the request of:



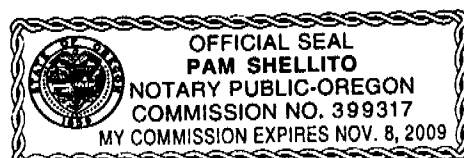
525 Main Street
Klamath Falls, OR 97601
Order No.: 66678PS

Before me:

Notary Public for Oregon

My commission expires: Nov 8, 2009

Official Seal



#26 ATE

EXHIBIT A

Beginning at a point on the East line of Lot 12 of ALTAMONT SMALL FARMS, 10 feet South of the Northeast corner of said Lot; thence South along said East line a distance of 100 feet to a point; thence West at right angles to said East line a distance of 100 feet to a point; thence North and parallel with said East line a distance of 100 feet to a point; thence East and parallel with the North line of said Lot a distance of 100 feet to the point of beginning.

CODE: 024 MAP: 3909-015CB TL: 00100 KEY: 579190