

2009-005816

Klamath County, Oregon



00064978200900058160020026

04/28/2009 10:38:51 AM

Fee: \$26.00

When Recorded Return To:

John R. Hassen
Hornecker, Cowling, Hassen & Heysell
717 Murphy Road
Medford, Oregon 97504

Send Tax Statements To:

Jeanne Michele Johnson
6606 Troon Lane SE
Olympia, WA 98501

DEED OF CLAIMING SUCCESSOR

Susan Schmeisser, Claiming Successor of the Estate of Michael J. Bruner, Klamath County Probate Case No. 0901421CV, Grantor, conveys to Jeanne Michele Johnson, Grantee, all that real property situated in Klamath County, Oregon, described as follows, to wit:

Unit 10772, (Preddy Avenue), Tract 1336 – FALCON HEIGHTS CONDOMINIUMS – STAGE 1 according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

There is no consideration for this transfer.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS AND 5 TO 11, 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 OF THE LOT OR PARCEL, TO DETERMINE ANY

Bargain and Sale Deed - 1


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 ORS 195.300, 195.301 AND 195.305 TO 195.336 AND
SECTIONS AND 5 TO 11, CHAPTER 424, OREGON LAWS 2007.



Susan Schmeisser, Claiming Successor
to the Estate of Michael John Bruner

STATE OF OREGON)
) ss.
County of Jackson)

Personally appeared before me this 20th day of April, 2009, the above named
Susan Schmeisser, known to me to be the Claiming Successor of the Estate of
Michael John Bruner and acknowledged that the foregoing instrument is executed
as her voluntary act and deed as Claiming Successor of the Estate of Michael John
Bruner.



Notary Public for Oregon
My Commission Expires: Sept. 06, 2012

