

2010-002302

Klamath County, Oregon

AFTER RECORDING RETURN TO:

Nathan J. Ratliff  
Ratliff & Ratliff, P.C.  
905 Main Street, Suite 200  
Klamath Falls, OR 97601



00080036201000023020020023

02/16/2010 10:58:42 AM

Fee: \$42.00

GRANTOR'S NAME AND ADDRESS:

Ricci Cheek  
397 Imperial Way #301  
Daly City, CA 94015

GRANTEES' NAME AND ADDRESS:

Ricci Cheek  
397 Imperial Way #301  
Daly City, CA 94015

SEND TAX STATEMENTS TO:

Ricci Cheek  
397 Imperial Way #301  
Daly City, CA 94015

**CLAIMING SUCCESSOR'S DEED**

THIS INDENTURE Made this 26<sup>th</sup> day of January, 2010, by and between **RICCI CHEEK**, the claiming successor of the small estate of **ISABELL CHEEK**, deceased, hereinafer called the first party, and **RICCI CHEEK**, 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:

All of that portion of Government Lot 7 in Section 17,  
Township 35 South, Range 7 E.W.M., lying Westerly  
of Oregon State Highway #232

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 General Judgment Closing Small Estate Proceeding entered on ~~January~~ <sup>February</sup> 2, 2010, in the Matter of the Small Estate of Isabell Cheek, prosecuted in the Circuit Court of the State of Oregon, Klamath County, as Case No. 0903519CV, 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.

  
\_\_\_\_\_  
Ricci Cheek  
Claiming Successor

**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 OF  
THE LOT OR PARCEL, 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.

STATE OF CALIFORNIA )  
County of San Mateo ) ss.

On the 26 January 2010 before me, Carol Feiner, Notary Public  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Ricci Cheek  
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.

Carol Feiner  
SIGNATURE OF NOTARY