

2011-003410

Klamath County, Oregon



00098727201100034100020028

03/09/2011 03:26:47 PM

Fee: \$42.00

After recording, mail to:

Melvin D. Ferguson  
Attorney at Law  
514 Walnut Avenue  
Klamath Falls, Oregon 97601

Send tax statements to:

Gary Forner  
1845 Lambert Court NW  
Salem, Oregon 97304

1689034

### DEED OF SMALL ESTATE AFFIANT

Gary Forner, Affiant of the Small Estate of Giannino Fortunato Forner, also known as John F. Forner, deceased, Klamath County Circuit Court Case No. 0900776CV, Grantor, grants and conveys to Gary Forner, Gail Myers, and Patricia Rodriguez, all as tenants in common, Grantees, the following described real property located in Klamath County, Oregon:

Lots 1 & 2, Block 14, Klamath Lake Addition to the City of Klamath Falls, Oregon, according to the duly recorded plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Lot No. R-3809-019DB-07800-000

There was no true and actual consideration for this conveyance; the conveyance is made pursuant to ORS 112.045(1), under Oregon's laws of intestate succession.

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 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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

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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 ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

DATED: July 15, 2010.

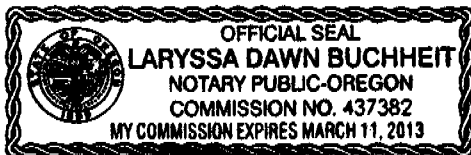
Gary M. Forner

Gary Forner  
Small Estate Affiant

STATE OF OREGON           )  
  ) ss.  
County of Polk           )

The above instrument was acknowledged by the above-named Gary Forner to be his voluntary act as Small Estate Affiant.

DATED: July 15<sup>th</sup>, 2010.



Laryssa Dawn Buchheit  
Notary Public for Oregon  
Commission Expires: March 11, 2013