

2012-008938

Klamath County, Oregon



00122699201200089380020024

08/14/2012 10:34:12 AM

Fee: \$42.00

RECORDING REQUESTED BY:

Todd B. Maddox  
Attorney at Law  
PO Box 128  
Medford, OR 97501

MAIL TAX STATEMENTS TO:

Brenda J. Morris  
Barry G. Leach  
2796 Heritage Road  
Central Point, OR 97502

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**AFFIANTS' DEED**

Brenda J. Morris and Barry G. Leach, Affiants and co-Claiming Successors of the Small Estate of Glen F. Leach, deceased, Grantor, convey the following described property in Klamath County, Oregon to Brenda J. Morris and Barry G. Leach, each as to undivided  $\frac{1}{2}$  interest not as tenants in common, but with right of survivorship, Grantees:

The Easterly 47 feet of Lot 31, and all of Lots 32 and 33, in Resubdivision of Tracts B and C of FRONTIER TRACTS, Klamath County, Oregon, according to the duly recorded plat thereof.

There is no consideration paid for this transfer. It is made pursuant to Oregon Revised Statutes 114.545 as a distribution to the distributees of the Glen F. Leach Small Estate, Klamath County, Oregon, Circuit Court Probate Case No. 1202685CV.

**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 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: Aug 9, 2012.

Brenda J. Morris

Brenda J. Morris, Affiant and co-Claiming Successor  
of the Small Estate of Glen F. Leach, deceased

Barry G. Leach

Barry G. Leach, Affiant and co-Claiming Successor of  
the Small Estate of Glen F. Leach, deceased

STATE OF OREGON )  
 ) ss:  
County of Jackson )

On the 9 day of August, 2012, personally appeared the above named Brenda J. Morris and acknowledged the foregoing instrument to be her voluntary act and deed as Affiant of the Glen F. Leach Small Estate.



Kim Frazier

Notary Public for Oregon

My commission expires: 01.05.2015

STATE OF OREGON )  
 ) ss:  
County of Jackson )  
Umpqua

On the 9 day of August, 2012, personally appeared the above named Barry F. Leach and acknowledged the foregoing instrument to be his voluntary act and deed as Affiant of the Glen F. Leach Small Estate.



Kim Frazier

Notary Public for Oregon

My commission expires: 01.05.2015

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