

2015-004391

Klamath County, Oregon



00168953201500043910010014

05/07/2015 11:21:47 AM

Fee: \$42.00

Karen Sue Curry, Claiming Successor
Small Estate of Thomas H. Curry
Grantor

Karen Sue Curry
4113 E. Langell Valley Road
Bonanza, OR 97623
Grantee

After recording return to:
Grantee
Send Tax Statements to:
Grantee

AFFIANT'S DEED

THIS INDENTURE made this 5th day of May, 2015, by and between KAREN SUE CURRY, the affiant named in the duly filed affidavit concerning the small estate of THOMAS H. CURRY, deceased, hereinafter called the first party, and KAREN SUE CURRY, 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 law or otherwise, in that certain real property situated in Klamath County, Oregon, described as follows:

LOT 12 of RIVERSIDE TRACTS, lying South of County Road, in Section 13, Toenship 39 South, Range 11 East of of the Willamette Meridian.

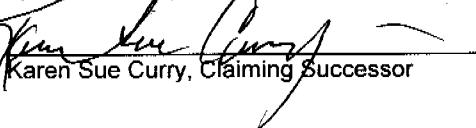
R-3911-01300-00800-000

To Have and to Hold the same unto the second party and second party's heirs, successor and assigns forever.

The true consideration for this conveyance is other than money.

Dated this 5th day of May, 2015.

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.


Karen Sue Curry, Claiming Successor

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named Karen Sue Curry, and acknowledged the foregoing instrument to be her voluntary act and deed.

(SEAL)

Before me: Dona Alleen Nelson
Notary Public for OREGON
My Commission Expires: 3-27-2018

