

AMERITITLE
48425AM

2015-007656

Klamath County, Oregon

07/14/2015 11:39:46 AM

Fee: \$57.00

RECORDING REQUESTED BY:

Fidelity National Title Company

Title No.: 48425AM

Escrow Order No.: FSNX-0011502119-LK

When Recorded Mail Document To:

Susan Khader Dechant

1144 Trombetta St

Santa Rosa, CA 95407

Property Address: 5831 North Hills Drive,
Klamath Falls, OR 97603

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT DEED

The undersigned grantor(s) declare(s)

☒ This transfer is exempt from the documentary transfer tax.

"This conveyance establishes sole and separate property of a spouse, R & T 11911." and Deed from parent to child.

☐ The documentary transfer tax is \$_____ and is computed on:

☐ the full value of the interest or property conveyed.

☐ the full value less the liens or encumbrances remaining thereon at the time of sale.

The property is located in ☒ the **City of Klamath Falls**.

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Khader M. Husary and Adla Husary, husband and wife , and Theodore Baehr Dechant spouse of Susan Khader Dechant and

Susan Khader Dechant, who acquired title as Susan K. Husary-Dechant, a married woman

hereby GRANT(S) to Susan Khader Dechant, a married woman as her sole and separate property

the following described real property in the City of Klamath Falls, County of Klamath, State of Oregon:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

The grantor is executing this instrument for the purpose of relinquishing all of grantor's rights, title and interest, including, but not limited to, any community property interest in and to the land described herein and placing title in the name of the grantee as his/her separate property.

MAIL TAX STATEMENTS AS DIRECTED ABOVE

57AMT

GRANT DEED

(continued)

Dated: July 2, 2015

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Susan Khader Dechant
Susan Khader Dechant

Theodore Baehr Dechant
Theodore Baehr Dechant

Khader M. Husary
Khader M. Husary

Adla K. Husary
Adla Husary

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of CA

County of SONOMA

On July 7, 2015 before me, DONNA R. DIETZ, Notary Public,
(here insert name and title of the officer)

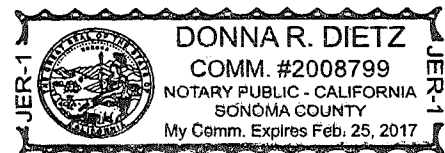
personally appeared KHADER M. HUSARY AND ADLA HUSARY,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Donna R. Dietz
Signature

(Seal)



ACKNOWLEDGMENT PAGE TO BE ATTACHED TO THE FOLLOWING DOCUMENT:
Grant Deed

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Sonoma

L Kalodemas

On 7.2.15 before me, _____, Notary Public (here insert name and title of the officer), personally appeared Susan Khader Dechant and Theodore Baehr Dechant, who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

(Seal)

Signature

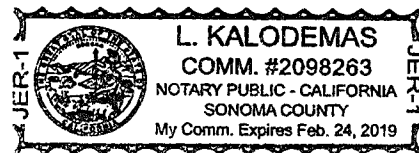


EXHIBIT "A"
LEGAL DESCRIPTION

Lot 56, TRACT 1417, EIGHTH ADDITION TO NORTH HILLS, PHASE 1, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.