

2015-011470

Klamath County, Oregon



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10/19/2015 03:54:54 PM

Fee: \$47.00

GRANTOR NAME AND ADDRESS

Bruce Thomas Owens, surviving
Claiming Successor of the Small Estate
of Marie Etta Owens aka E Marie Owens
aka Etta Marie Owens
3623 Coronado Way
Klamath Falls, OR 97603

GRANTEE NAME AND ADDRESS

Bruce T. Owens, etal
3623 Coronado Way
Klamath Falls, OR 97603

AFTER RECORDING RETURN TO

Neal G. Buchanan
Attorney at Law
435 Oak Avenue
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO

GRANTEE

DEED OF CLAIMING SUCCESSOR

BRUCE THOMAS OWENS, surviving Claiming Successor of the
Estate of MARIE ETTA OWENS aka E MARIE OWENS aka ETТА MARIE
OWENS, deceased, in the Circuit Court of the State of Oregon for
Klamath County, Case No. 1401982CV, **GRANTOR**, conveys and assigns
unto the individuals in the undivided interest percentage amounts
as tenants in common as follows:

LINDSEY MARIE AMUCHASTEGUI	1/4
MARY CAROLINE "MOLLY" OWENS-STEVENSON	1/4
BRUCE THOMAS OWENS	1/4
TAHN ASCADAS AMUCHASTEGUI	1/16
JENNIFER MAARIA BRAUNWALDER	1/16
AARON MICHAEL AMUCHASTEGUI	1/16
MATTHEW MICHAEL AMUCHASTEGUI	1/16

GRANTEES, any and all interest the decedent had in and to that
certain real property situated in Klamath County, State of
Oregon, legally described as follows, to wit:

Lots 1 thru 6 in Block 6 of IRVINGTON HEIGHTS, according to
the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

This deed is made in furtherance of the distribution of the
above-referenced Small Estate, and the provisions of ORS
114.545(3).

Returned at Counter

The true and actual consideration for this conveyance is \$-0-. However, the true and actual consideration consists of or includes other property or value given or promised, which is the whole consideration, being distribution from Klamath County Circuit Court Case No. 1401982CV.

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

Dated the 19th day of October 2015.

Estate of MARIE ETTA OWENS aka
E. MARIE OWENS aka ETTA MARIE OWENS

BY: Bruce Thomas Owens
BRUCE THOMAS OWENS, surviving
Claiming Successor

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on 19th day of October, 2015, by BRUCE THOMAS OWENS.



Brenda Miller
NOTARY PUBLIC FOR OREGON
My Commission Expires: 12-28-18