



00191552201600091530020026

08/29/2016 09:33:57 AM

Fee: \$47.00

After recording, mail to:
Melvin D. Ferguson
Attorney at Law
514 Walnut Avenue
Klamath Falls, Oregon 97601

Send tax statements to:
Rhonda Sue Crosby
4905 Wocus Road
Klamath Falls, Oregon 97601

DEED OF SMALL ESTATE AFFIANT

Rhonda S. Crosby, Affiant of the Small Estate of Dolores G. Stockhoff, deceased, Grantor, conveys to Rhonda Sue Crosby, Grantee, the following described real property located in Klamath County, Oregon:

Lot 7 in Block 18, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

1. Reservations as contained in instrument recorded December 8, 1911 in Book 35 at age 329, Deed Records of Klamath County, Oregon.
2. Restrictions as shown on the recorded plat of the Hot Springs Addition.

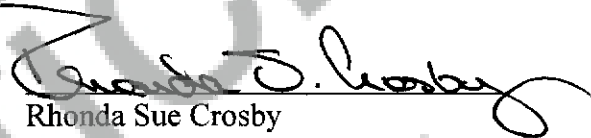
Property ID: R303512
Map Tax Lot No. R-3809-029DS-00800-000

There is no true and actual consideration for this conveyance; the conveyance is distributing assets of the Estate of Dolores G. Stockhoff.

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.

DATED: August 18, 2016.



Rhonda Sue Crosby
Small Estate Affiant

STATE OF OREGON)
) ss.
County of Klamath)

The above instrument was acknowledged by the above-named Rhonda Sue Crosby to be her voluntary act as Small Estate Affiant.

DATED: August 18, 2016.




Notary Public for Oregon
Commission Expires: 10-8-17