

2016-012984

Klamath County, Oregon



00196106201600129840010012

12/06/2016 01:23:59 PM

Fee: \$42.00

Ralph M. Provino, Claiming Successor
1360 Yori Avenue
Reno, NV 89502
Grantor

Ralph M. Provino, Claiming Successor
1360 Yori Avenue
Reno, NV 89502
Grantee

After recording return and Send Tax Statements to:
Grantee

AFFIANT'S DEED

THIS INDENTURE made this 3 day of December, 2016, by and between RALPH M. PROVINO, the affiant named in the duly filed affidavit concerning the small estate of HELEN S. PROVINO, aka Hertha Ernestine Sageder, deceased, hereinafter called the first party, and RALPH M. PROVINO, 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, Block 36, KLAMATH FALLS FOREST ESTATES, HWY 66 UNIT, PLAT #2, as recorded in Klamath County, Oregon.

R-3811-009A0-01400-000

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, Property Appraised at \$10,500.00.

Dated this 3 day of December, 2016.

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.

Ralph M. Provino
Ralph M. Provino, Claiming Successor

STATE OF NEVADA, County of Washoe) ss.

Personally appeared the above named Ralph M. Provino, as Claiming Successor, and acknowledged the foregoing instrument to be his voluntary act and deed.

(SEAL)

Before me: Shameen Solomon
Notary Public for Nevada

My Commission Expires: 10/09/2018

