2016-013676 Klamath County, Oregon



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

12/23/2016 08:47:32 AM

Fee: \$52.00

Send tax statements to: David A. Huisenga 2417 West Ash Fullerton, California 92833

DEED OF SMALL ESTATE AFFIANT

David A. Huisenga, Affiant of the Small Estate of Jackie Rose Huisenga, Klamath County Circuit Court Case No.15PB04497, Grantor, conveys to David A. Huisenga, Successor Trustee of the Jackie R. Huisega Living Trust, Grantee, the following described real property located in Klamath County, Oregon:

Block 78, Lot 12, 8th Addition to Nimrod River Park as per map filed in the Official Records of Klamath County, Oregon.

Subject to all conditions, covenants, restrictions, reservations, easements, rights and rights of way of record.

Property ID Number: R347609

Map Tax Lot: R-3611-008B0-05300-000

There is no true and actual consideration for this conveyance; the conveyance is distributing assets of the Estate of Jackie R. Huisenga.

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,

DEED OF SMALL ESTATE AFFIANT - Page 1 of 2

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: <u>ll//</u>	2	2016.			
<i></i>		David A - Phais Small Estate	, -	//hy	
	ACKNOWLE	DGMENT			
STATE OF CALIFORNIA)) ss)			7	
On	, 2016, before me, _		1	Notary Public,	
personally appearedevidence to be the person who o me that he executed the sar instrument the person, or the enstrument. I certify under PENAI	ose name is subscribe me in his authorized o entity upon behalf of	capacity, and that which the person	on the basis estrument an by his signa acted, exec	of satisfactory d acknowledged ture on the uted the	
he foregoing paragraph is tru		inder the laws of	ine State of	Camoma mat	
ne toregoing paragraph is a a	e and correct.				
Witness my hand and official	seal.				
Signature:					

DEED OF SMALL ESTATE AFFIANT - Page 2 of 2

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)
) S.S.
COUNTY OF ORANGE)

On November 14, 2016, before me, Aaron Charles Gregg, a Notary Public, personally appeared David A. Huisenga, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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)

Notary Public in and for the State of California

> AARON CHARLES GREGG Commission # 2072300 Notary Public - California Orange County My Comm. Expires Jun 22, 2018