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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY MEANS.

AmeriTitle

MTC 157985 AM

Joshua Clark

2017-003105

Klamath County, Oregon

03/24/2017 11:41:00 AM

Fee: \$47.00

Grantor's Name and Address

Joshua Clark

1567 Meade
Denver, CO 80204 JW

Grantee's Name and Address

After recording, return to (Name and Address):

Joshua Clark

1567 Meade
Denver, CO 80204 JW

Until requested otherwise, send all tax statements to (Name and Address):

Same as above

SPACE RESERVED
FOR
RECORDER'S USE

AFFIANT'S DEED

THIS INDENTURE dated March 10, 2017, by and between
JOSHUA CLARKthe affiant named in the duly filed affidavit concerning the small estate of Larry W. Clark,
deceased, hereinafter called grantor,
and Joshua Clark,
hereinafter called grantee; WITNESSETH:For value received and the consideration hereinafter stated, grantor has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto grantee and grantee's heirs, successors and assigns, all the estate, right and interest of the estate of the deceased, whether acquired by operation of the law or otherwise, in that certain real property situated in Klamath County, State of Oregon, described as follows (legal description of property):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR COMPLETE LEGAL DESCRIPTION.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee, and grantee's heirs, successors-in-interest and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. (The sentence between the symbols ®, if not applicable, should be deleted. See ORS 93.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument; any signature on behalf of a business or other entity is made with the authority of that entity.

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.

Joshua Clark, Affiant

Affiant

STATE OF OREGON, County of Marion ss.This instrument was acknowledged before me on March 23, 2017
by Joshua Clark as agent for the Estate of Larry W. ClarkThis instrument was acknowledged before me on _____,
by _____,
as _____,
of _____.

Notary Public for Oregon

My commission expires 2-8-19

EXHIBIT "A"

All that portion of the SW1/4 of the NW1/4 of Section 5, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the iron pipe on the North boundary of the SW1/4 of the NW1/4 of said Section 5, from which the iron pipe marking the Northwest corner of said SW1/4 of NW1/4 bears West a distance of 959.56 feet; thence East, along said North boundary of the SW1/4 of NW1/4, a distance of 140.0 feet to the iron pin marking the Northwest corner of that parcel conveyed by Deed Volume 317, page 390, Deed Records of Klamath County, Oregon; thence South 396.0 feet to an iron pipe; thence West 140.0 feet; thence North 396.0 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM that portion deeded to Klamath County, a political subdivision Document No. 5886 in Volume M66, page 3875, Microfilm Records of Klamath County, Oregon, described as follows: Beginning at a point that lies East 959.56 feet and South 374 feet from the Northwest corner of the SW1/4 NW1/4 of Section 5, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence East 140 feet; thence South 22 feet; thence West 140 feet; thence North 22 feet to the point of beginning.