

2018-008571

Klamath County, Oregon



00225549201800085710020020

07/19/2018 09:28:07 AM

Fee: \$87.00

After recording return to:

Olsen, Horn LLC
1510 St. Helens Street, Suite B
St. Helens, OR 97051

All tax statements are to be sent to:

Michael K. Hiveley
5041 SE Casa del Rey Drive
Milwaukie, OR 97222

STATUTORY QUITCLAIM DEED

IN CONSIDERATION of the sum of **\$2,000.00**, **ROBIN E. LEONE**, Claiming Successor of the Small Estate of Helen Marie Hiveley, Columbia County Circuit Court Case No. 18PB00758, Grantor, whose address is 16427 122nd Place, N.E., Bothell, WA 98011, Grantor, releases and quitclaims to **MICHAEL K. HIVELEY**, Grantee, 5041 SE Casa del Rey Drive, Milwaukie, OR 97222, all right, title and interest in and to the following described real property:

KLAMATH FOREST ESTATES 1st Addition, Block 40, Lot 5, Klamath County, Oregon.

Property ID. R268043.

Tax Map Lot R-3510-026B0-06300-000.

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

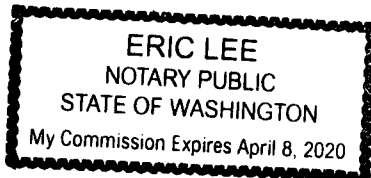
OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

DATED this 16th day of July, 2018.

Robin E. Leone
Robin E. Leone, Claiming Successor of the Small
Estate of Helen Marie Hiveley, Columbia County
Circuit Court Case No. 18PB00758

STATE OF Washington)
County of King) ss.

On the 16th day of July, 2018, personally appeared the above named **ROBIN E. LEONE**, Claiming Successor of the Small Estate of Helen Marie Hiveley, and acknowledged the foregoing instrument to be voluntary act. **BEFORE ME:**



Eric Lee
NOTARY PUBLIC for Woodinville
My Commission Expires: 4/8/2020