

2021-005548

Klamath County, Oregon



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04/13/2021 02:08:53 PM

Fee: \$92.00

AFTER RECORDING

RETURN TO:

Jon Edwin Rainy
6858 B. St.
Springfield, Oregon 97478

GRANTOR INFORMATION:

Jon Rainy, Personal
Representative of the Estate of
Leonard Edwin Rainy
6858 B. St.
Springfield, OR 97478

GRANTEE INFORMATION:

Christopher Jon Rainy and
Jennifer Arlene Rainy, as joint
tenants without right of
survivorship.
51975 Kiwa Lane
Lapine, OR 97739

SEND TAX STATEMENTS

TO:

Jon Edwin Rainy,
6858 B. St.
Springfield, Oregon 97478

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 26 day of March, 2021, by and between JON RAINY, the duly appointed, qualified and acting personal representative of the estate of LEONARD EDWIN RAINY, deceased, hereinafter called the first party, and CHRISTOPHER JON RAINY AND JENNIFER ARLENE RAINY, AS JOINT TENANTS WITHOUT RIGHT OF SURVIVORSHIP, hereinafter called the second party; WITNESSETH:

The first party grants and conveys unto the second party all the estate, right and interest of the deceased at the time of the decedent's death, and all the right, title and interest that the estate of the deceased by operation of the law or otherwise may have thereafter acquired in that certain real property situated in the County of Klamath, State of Oregon, described as follows, to- wit:

Lot 3 in Block 3 of Chapman Tracts, Klamath County, Oregon.

Subject to a life estate in JON EDWIN RAINY and TOMMY EUGENE RAINY, or the survivor thereof.

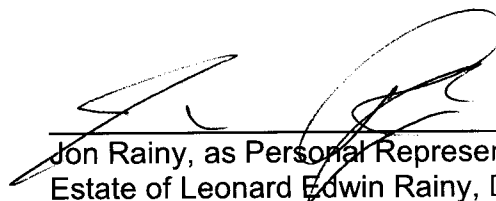
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$NIL. This conveyance is made pursuant to a General Judgment Approving Final Accounting and Petition for General Judgment of Final Distribution of the Estate of Leonard Edwin Rainy, filed in Klamath County, Oregon, and signed on March 22, 2021, Case No. 20PB03835.

TO HAVE AND TO HOLD the same unto the said GRANTEE and GRANTEE'S heirs, successors and assigns forever.

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, AND 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the first party has executed this instrument this 26 day of March, 2021.



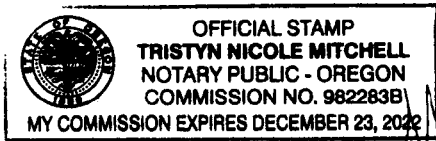
Jon Rainy, as Personal Representative of the
Estate of Leonard Edwin Rainy, Deceased.

STATE OF OREGON

County of Clackamas

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) ss.
)

This instrument was acknowledged before me on this 26 day of March, 2021, by Jon Rainy, as Personal Representative of the Estate of Leonard Edwin Rainy.



Tristyn Mitchell

Notary Public for Oregon
My Commission Expires: