

2021-008062

Klamath County, Oregon

05/20/2021 01:25:01 PM

Fee: \$92.00

Deed of Claiming Successor

Klamath County

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| Grantor's Name and Address: Richard R. Neuman, Claiming Successor of the Small Intestate Estate of Alan Russell Neuman 769 Del Norte Dr. Livermore, CA 94551 | Grantee's Name and Address: Richard R. Neuman 769 Del Norte Dr. Livermore, CA 94551 |
| Until a Change is Requested send all tax statements to: Richard R. Neuman 769 Del Norte Dr. Livermore, CA 94551 | After Recording Return To: STARK AND HAMMACK, P.C. 100 East Main Street, Suite M Medford, OR 97501 |

Richard R. Neuman, the duly appointed, qualifying, and acting **Claiming Successor** of the **Small Intestate Estate of Alan Russell Neuman**, deceased, conveys and sets over unto, **Richard R. Neuman**, Grantee, all its right, title and interest in the real property located in Klamath County Oregon described herein as follows;

Lot 43 of LAKESHORE GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

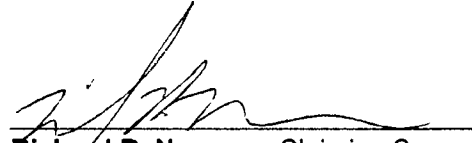
This conveyance is made pursuant to probate proceeding filed in Klamath County, Oregon as case number 21PB03799.

The true and actual consideration paid for this transfer, in terms of dollars, is \$0.00.

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.

IN WITNESS WHEREOF, the grantor has executed this instrument this 19 day
May, 2021.

A handwritten signature in black ink, appearing to read 'Richard R. Neuman', written over a horizontal line.

Richard R. Neuman, Claiming Successor
of the Small Intestate Estate of Alan Russell
Neuman

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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)

County of Alameda) ss

Before me, a Notary Public, personally appeared Richard R. Neuman, known to me to be the person who executed the foregoing instrument, and acknowledged to me that he signed the same as his free and voluntary act and deed.

WITNESS my hand and seal this 19th day of May, 2021.

Lonnie R. Nix
NOTARY PUBLIC FOR CALIFORNIA
My Commission Expires: 04-20-2025

