

2022-000471

Klamath County, Oregon



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01/12/2022 02:09:51 PM

Fee: \$87.00

GRANTOR NAME AND ADDRESS

MARCIA CARLILE fka MARCIA RAPP
Claiming Successor of the Small
Estate of MARCELLA LOUISE LERMA
aka MARCELLA LOUISE GEORGE
620 Flowers Lane
Klamath Falls, Oregon 97601

GRANTEE NAME AND ADDRESS

MARCIA CARLILE
620 Flowers Lane
Klamath Falls, Oregon 97601

AFTER RECORDING RETURN TO

Neal G. Buchanan
Attorney at Law
435 Oak Avenue
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO

MARCIA CARLILE
620 Flowers Lane
Klamath Falls, Oregon 97601

DEED OF CLAIMING SUCCESSOR

The true and actual consideration for this conveyance stated in terms of dollars is \$-0-. However, the true and actual consideration consists of or includes other property or value given or promised, which is the whole consideration, being distribution of the above reference real property from out of the Small Estate of **MARCELLA LOUISE LERMA aka MARCELLA LOUISE GEORGE**, Klamath County Circuit Court Case No. 21PB03755.

MARCIA CARLILE fka MARCIA RAPP, Claiming Successor of the Small Estate of **MARCELLA LOUISE LERMA aka MARCELLA LOUISE GEORGE**, deceased, in the Circuit Court of the State of Oregon for Klamath County, Case No. 21PB03755, **GRANTOR**, conveys and assigns unto **MARCIA CARLILE, GRANTEE**, that certain real property situated in Klamath County, State of Oregon, legally described as follows, to-wit:

Parcel 1 of Land Partition No 7-02, said land partition being situated in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 7 and in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 18, all in Township 38 South, Range 9 E, Willamette Meridian, in Klamath County, Oregon

Map Tax Lot #3809-01800-00402

Account #888890

Returned at Counter

This deed is made in furtherance of the distribution of the above-referenced Small Estate, and the provisions of ORS 114.545(3).

"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."

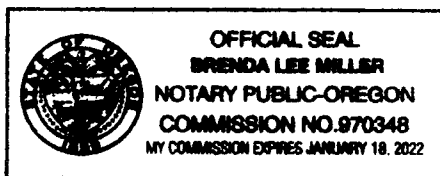
Dated the 12th day of January, 2022.

Small Estate of **MARCELLA LOUISE
LERMA aka MARCELLA LOUISE GEORGE**

BY: Marcia Carlile fka Marcia Rapp
MARCIA CARLILE fka MARCIA RAPP
Claiming Successor

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on 12th day of January, 2022, by **MARCIA CARLILE fka MARCIA RAPP** as Claiming Successor.



Brenda Miller
NOTARY PUBLIC FOR OREGON
My Commission Expires: 1-18-22