



02/14/2022 02:47:04 PM

Fee: \$92.00

AFTER RECORDING RETURN TO:
Jessica C. Winters
2916 N. Grandee St.
Boise, ID 83702

SEND TAX STATEMENTS TO:
Jessica C. Winters
2916 N. Grandee St.
Boise, ID 83702

CLAIMING SUCCESSOR'S DEED
(Pursuant to ORS 114.545(3))

Jessica C. Winters, as Claiming Successor of the Estate of Jefferson W. Askew under an Affidavit filed as Case No. 21PB07743 in the Circuit Court of the State of Oregon for the County of Klamath, Probate Department, the Grantor, does hereby bargain, sell, convey and transfer to **Jessica C. Winters, a married woman**, Grantee, all of Grantor's right, title and interest in and to the following described real property:

See 'Exhibit A'

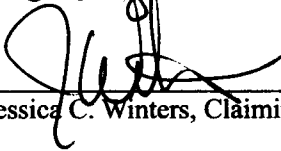
TOGETHER WITH any and all improvements, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

THE TRUE CONSIDERATION for this conveyance is \$0.00, other good and valuable consideration being inheritance.

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.

(Signature(s) and Acknowledgement(s) on Following Page)

DATED THIS 28 day of January, 2022.




Jessica C. Winters, Claiming Successor

STATE OF IDAHO)
) ss.
County of Ada)

On this 28th day of January, 2022, before me, a notary public in and for said state, personally appeared **Jessica C. Winters, Affiant/Claiming Successor of the Estate of Jefferson W. Askew, under an Affidavit filed as Case No. 21PB07743 in the Circuit Court of the State of Oregon for the County of Klamath, Probate Department**, known or identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that she executed the same in her capacity as described above.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



NOTARY PUBLIC FOR IDAHO
Residing at: 1276 W. River St. Boise, ID 83702
My Commission Expires: 2/17/2028



EXHIBIT A

Real Property situated in Klamath County, Oregon:

The West 277 feet of Lot 5 in Block 6 of FIRST ADDITION TO KENO WHISPERING PINES, in the County of Klamath State of Oregon.