RECORDING COVER SHEET (Please print or type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, and does NOT affect the instrument. ORS 205.234

2022-007374 Klamath County, Oregon



06/14/2022 08:21:18 AM

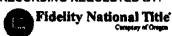
Fee: \$92.00

AFTER RECORDING RETURN TO:	ORS 205.234(1)(c)
Susan Ann Anson	
8324 Teal Drive	
Bonanza, OR 97623	

ORS 205.234(1)(a)
ORS 205.234(1)(b)
inford Pina
ORS 205.234(1)(b)
5. SEND TAX STATEMENTS TO: ORS 205.234(1)(e)
Susan Ann Anson
8324 Teal Drive
Bonanza, OR 97623
7. The amount of the monetary obligation imposed by the order or warrant: ORS 205.234(1)(f)
\$
e the following statement: ORS 205.244(2)
Kelly by and through affiant, Ralph Deinford Pina
only. Error including other grantee. Misspelled name of Ralph
Estate of Patrick H. Kelly only. previously recorded in
Fee Number 2022-006779 .
Print Form Reset Form



RECORDING REQUESTED BY:



5400 SW Meadows Road, Suite 100 Lake Oswego, OR 97035

GRANTOR'S NAME:

Raph Dionard Pina Estate of Patrick H. Kelly

GRANTEE'S NAME:

Raiph Dienford Pina Susan Ann Anson

AFTER RECORDING RETURN TO:

Susan Ann Anson 8324 Teal Drive Bonanza, OR 97623

SEND TAX STATEMENTS TO:

Susan Ann Anson 8324 Teal Drive Bonanza, OR 97623

8324 Teal Drive, Bonanza, OR 97623

SPACE ABOVE THIS LINE FOR RECORDER'S USE

2022-006779

05/31/2022 09:22:01 AM

Fee: \$87.00

Klamath County, Oregon

SMALL ESTATE AFFIANT'S DEED

RALPH DEINFORD PINA

Relph Disnferd Pina, Individually and se-claiming successor, the affiant in the duly filed affidavit concerning the small estate of Patrick H. Kelly, deceased, filed in Circuit Court for Klamath County, Oregon, Case No. 21PB09876, Grantor, conveys to Relph Disnferd Pina and Susan Ann Anson, Husbard and Wife, Grantee, all the estate, right and interest of the above named decedent at the time of the decedent's death, and all the right, title and interest that the above named estate of the decedent by operation of law or otherwise may have acquired afterwards, in the following described property in the County of Klamath, State of Oregon:

Lot 9 in Block 37 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO.2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

Tax Account No.(s): 461235

The true consideration for this conveyance is NONE. \$169,881.73

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.

Deed (Small Estate - Affiant's)
ORD1287.doc / Uodated: 04.25.19

Printed: 05.04.22 @ 09:09 AM by KF OR-FT-FPYM-01520.470008-45142208014

SMALL ESTATE AFFIANT'S DEED

(continued)

I WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.
ated: <u>5/3//2012</u>
apple Meneral Par
state of Patrick H. Kelly
Latel Viene and Vie
alph Dienford Pina, Claiming Succession
Affiant for the Small Estate of Patrick H. Kelly, Deceased
Provide the second seco
ate of UCOO
august / Holamallo
ounty of ICTOMOTH
his instrument was acknowledged before me on 10 0 2020 by Ralph Dienford Pina, individually
nd as claiming successor for the estate of Patrick H. Kelly.
11/42
OFFICIAL STAMP
tary Public State of Oregon NOTARY PUBLIC-OREGON
COMMISSION NO. 996 124
Commission/Expires: / / / / MY COMMISSION EXPIRES FERRUARY 06 2024