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Klamath County, Oregon



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After recording, return to:  
Brandsness, Brandsness & Rudd, P.C.  
Attorneys at Law  
411 Pine Street  
Klamath Falls, OR 97601

Send tax statements to:  
Divine Family Trust  
Attn: Ronald and Sally McMillan, Trustees  
834 Jutland Lane  
Fort Collins, CO 80524

**Grantor:**

Sally McMillan, Claiming Successor of the  
Small Estate of Jack Vern Divine  
834 Jutland Lane  
Fort Collins, CO 80524

**Grantee:**

Divine Family Trust  
Attn: Ronald and Sally McMillan, Trustees  
834 Jutland Lane  
Fort Collins, CO 80524

**DEED OF CLAIMING SUCCESSOR**

Sally McMillan, Claiming Successor of the Small Estate of Jack Vern Divine, deceased (Klamath County Circuit Court Case No. 22PB04061), Grantor, conveys to Ronald and Sally McMillan, Trustee of the Divine Family Trust, Grantee, its interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Parcel 1: Lot 10, Block 41, First Addition to Klamath Forest Estates, as recorded in Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Parcel 2: Lots 9 and 11, Block 41, First Addition to Klamath Forest Estates, as recorded in Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this transfer is estate distribution.

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.

DATED this 9 day of September, 2022.

Sally McMillan  
Sally McMillan, Claiming Successor of the  
Small Estate of Jack Vern Divine, Grantor

## ACKNOWLEDGEMENT

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 COLORADO)

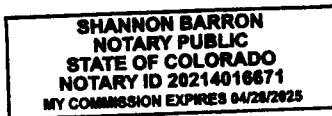
) ss.

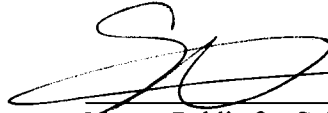
County of Larimer )

On September 9, 2022, before me, Shannon Barron, Notary Public, personally appeared Sally McMillan, Claiming Successor of the Small Estate of Jack Vern Divine, deceased (Klamath County Circuit Court Case No. 22PB04061), who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument is the person or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Colorado that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



  
Notary Public for Colorado  
My Commission Expires: 4-28-25