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2025-003715

Klamath County, Oregon



00341947202500037150020022

05/19/2025 11:16:25 AM

Fee: \$87.00

After recording, return to:

Brandsness, Brandsness & Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:

Elizabeth M. Merkley and Michael F. Merkley
Co-Trustees of the Carson and Elizabeth
Merkley Family Trust
3447 Highway 39
Klamath Falls, OR 97603

Grantor:

Elizabeth M. Merkley and Michael F. Merkley,
co-Claiming Successors of the Simple Estate of
Carson P. Merkley
3447 Highway 39
Klamath Falls, OR 97603

Grantee:

Elizabeth M. Merkley and Michael F. Merkley
Co-Trustees of the Carson and Elizabeth
Merkley Family Trust
3447 Highway 39
Klamath Falls, OR 97603

DEED OF CLAIMING SUCCESSOR

Elizabeth M. Merkley and Michael F. Merkley, co-Claiming Successors of the Simple Estate of Carson P. Merkley (Klamath County Circuit Court Case No. 24PB08794), Grantor, conveys to Elizabeth M. Merkley and Michael F. Merkley, Co-Trustees of the Carson and Elizabeth Merkley Family Trust, Grantee, its interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

That portion of the NW1/4 of the NE1/4 of Section 30 lying Northerly of the Northerly right of way line of the Klamath Falls-Lakeview Highway, Township 36 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon.

The true and actual consideration for this transfer is 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, 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 12 day of May, 2025.

Elizabeth M. Merkley

Elizabeth M. Merkley, co-Claiming Successor of the Simple Estate of Carson P. Merkley, Grantor

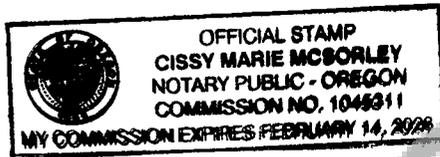
STATE OF OREGON)
County of Klamath) ss.

Personally appeared before me this 12th day of May, 2025, the above-named Elizabeth M. Merkley, co-Claiming Successor of the Simple Estate of Carson P. Merkley, Grantor, and acknowledged the foregoing instrument to be her voluntary act. Before me:

Cissy Marie McSorley

Notary Public for Oregon

My Commission expires: 02-14-2028



Michael F. Merkley

Michael F. Merkley, co-Claiming Successor of the Simple Estate of Carson P. Merkley, Grantor

STATE OF OREGON)
County of Klamath) ss.

Personally appeared before me this 12th day of May, 2025, the above-named Michael F. Merkley, co-Claiming Successor of the Simple Estate of Carson P. Merkley, Grantor, and acknowledged the foregoing instrument to be his voluntary act. Before me:

Cissy Marie McSorley

Notary Public for Oregon

My Commission expires: 02-14-2028

