

Return To:



2025-006218

Klamath County, Oregon

07/18/2025 04:01:01 PM

Fee: \$92.00

After Recording Return to:

**Michael Hornaday
2130 Maple Ave NE
Salem, OR 97301**

Until a change is requested all tax statements
Shall be sent to the following address:
(same as above)

File No. DE24444/1004659

AFFIANT'S DEED

KNOW ALL MEN BY THESE PRESENTS, That **Judith A. Duncan,**

the affiant concerning **Vesta Lee Fulton, DECEASED, Deschutes County Case No. 21PB10081,**

Grantor, convey(s) to

Judith A. Duncan, Joyce L. Munger and John W. Fulton, Jr.,

Grantee, all the estate, right and interest of the above named deceased at the time of the decedent's death, and all the right, title and interest that the above named estate of the deceased by operation of law or otherwise may have acquired afterwards, in the following described real property in the State of Oregon, County of Klamath:

The S1/2 of Lot 5 and all of Lots 6 and 7 in Block 10 of Chiloquin Drive Addition to Chiloquin, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

(223118, Map and Taxlot 3507-003AD-00800)

The true consideration for this conveyance is **TO PERFECT TITLE TO SUBJECT PROPERTY.**

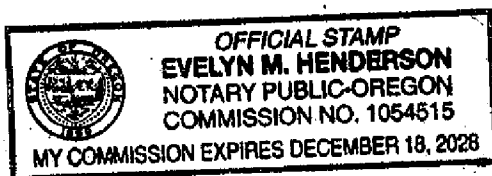
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated: 7-11-25

By: Judith A. Duncan
Judith A. Duncan, Affiant

STATE OF OREGON, County of Deschutes ss.

On July 11, 2025, personally appeared the above named **Judith A. Duncan** acknowledged the foregoing instrument to be her voluntary act and deed. ^{As Affiant}



Before me: Evelyn M. Henderson
Notary Public for Oregon
My commission expires: 12-18-2028