

PERSONAL REPRESENTATIVE'S DEED

Vol. 80 Page 2776

THIS INDENTURE Made this 26th day of February, 1980, by and between Enver Bozgoz the duly appointed, qualified and acting personal representative of the estate of Janice Lee Cox, deceased, hereinafter called the first party, and James T. Mitchell and Willa D. Mitchell hereinafter called the second party; WITNESSETH:

For value received and the consideration hereinafter stated, the receipt whereof hereby is acknowledged, the first party has granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the said second party and second party's heirs, successors-in-interest and assigns all the estate, right and interest of the said deceased at the time of decedent's death, and all the right, title and interest that the said estate of said deceased by operation of the law or otherwise may have thereafter acquired in that certain real property situate in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 1 and the Easterly 8 feet of Lot 2 of ROSELAWN, SUBDIVISION OF BLOCK 70, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, in the County of Klamath, State of Oregon.

The Northerly one-half of the Alley vacated which lies Southerly and adjacent to Lot 1 and the Easterly 8 feet of Lot 2 of Roselawn Subdivision of Block 70, Buena Vista Addition to the City of Klamath Falls, Oregon, All of the alley vacated lying North of and adjacent to Lot 33 and the Easterly 11 feet of Lot 32 of Roselawn Subdivision of Block 70 Buena Vista Addition to the City of Klamath Falls, Oregon.

The vacated portion of Oregon Avenue lying East of Lot 33, and the Southerly one-half of the vacated alley lying North of and adjacent to said Lot 33.

(see reverse)

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the same unto the said second party, and second party's heirs, successors-in-interest and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,000.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which) the whole

IN WITNESS WHEREOF, the said first party has executed this instrument; if first party is a corporation, it has caused its corporate name to be signed hereto and its corporate seal affixed by its officers duly authorized thereunto by order of its Board of Directors.

Personal Representative
of the Estate of Janice Lee Cox Deceased.

(If first party is a corporation, affix corporate seal.)

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.

STATE OF OREGON,
County of Klamath
February 28, 1980
Personally appeared the above named Enver Bozgoz Personal Representative of the Estate of Janice Lee Cox and acknowledged the foregoing instrument to be his voluntary act and deed.

STATE OF OREGON, County of _____ ss.
Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
Notary Public for Oregon
My commission expires: 1-22-84

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Enver Bozgoz, Personal Representative
of the Estate of Janice Lee Cox
260 Main Street
Klamath Falls, Oregon 97601
GRANTOR'S NAME AND ADDRESS

James T. & Willa D. Mitchell
1939 Oregon Avenue
Klamath Falls, Oregon 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:

James T. Mitchell
1939 Oregon Avenue
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

James T. Mitchell
1939 Oregon Avenue
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____ ss.

I certify that the within instrument was received for record on the day of _____, 19____

at _____ o'clock, M., and recorded in book _____ on page _____ or as file/reel number _____

Record of Deeds of said county.
Witness my hand and seal of County affixed.

Recording Officer
By _____ Deputy

(continuation of description)

7711

SUBJECT TO: Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
Two certain easements given by L. E. Walker to the California Oregon Power Company, a California Corporation, dated April 7, 1927 and recorded April 18, 1927 in Volume 75 at page 399 of Deed Records of Klamath County, Oregon.
An easement created by instrument, including the terms and provisions thereof, dated November 5, 1949, recorded November 28, 1949 in book 235, page 342 in favor of the City of Klamath Falls for sewer.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Enver Bozgoz, Atty.

this 25th day of April A. D. 1980 at 11:02 o'clock A.M.

Truly recorded in Vol. 180, of Deeds on Page 7716

W. D. HUNT, County Clk.

Fee \$7.00

By Bernetha Heloich