

34154

PERSONAL REPRESENTATIVE'S DEED

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THIS INDENTURE Made this 24th day of February, 1984, by and between THOMAS FRANK HEATON, JR., the duly appointed, qualified and acting personal representative of the estate of JOHN NICHOLASON, deceased, hereinafter called the first party, and THOMAS FRANK HEATON, Jr., 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:

A tract of land situate in the S $\frac{1}{2}$ of the NE $\frac{1}{4}$ of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, being more particularly described as follows:

Beginning at a point from which the East quarter corner of Section 9, Township 39 South, Range 10 East of the Willamette Meridian bears South 89°55' East 1323.7 feet and South 0°08' West 30.0 feet distant; thence continuing North 89°55' West 225 feet to a point; thence North 0°08' East 225 feet to a point; thence South 89°58' East 225 feet to a point; thence South 0°08' West 225 feet more or less to the point of beginning.

SEE REVERSE SIDE HEREOF FOR CONTINUATION.

(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 \$ none. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which).

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.

Thomas Frank Heaton, Jr.

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

Personal Representative
of the Estate of John Nicholason

Deceased



Staple

STATE OF CALIFORNIA

COUNTY OF VENTURA

SS.

On this the 24th day of FEBRUARY

1984, before me the undersigned, a

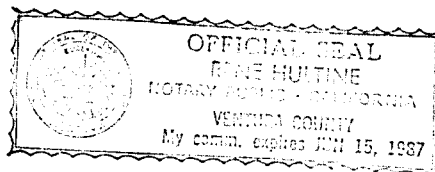
Notary Public in and for said County and State, personally appeared

THOMAS FRANK HEATON, JR. * * *
* * * personally known

to me or proved to me on the basis of satisfactory evidence to be the person whose name IS subscribed to the within instrument and acknowledged that HE executed the same.

Dee Hultine
Signature of Notary

FOR NOTARY SEAL OR STAMP



Thomas Frank Heaton, Jr., Personal Representative of the Estate of John Nicholason, 1135 Pine Street, Klamath Falls, Oregon 97601
Thomas Frank Heaton, Jr.
2697 Lavery Ct., Unit 19
Newbury Park, Ca. 91320

GRANTEE'S NAME AND ADDRESS

After recording return to:

Thomas Frank Heaton, Jr.
2697 Lavery Ct., Unit 19
Newbury Park, Ca. 91320

NAME, ADDRESS, ZIP

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

Thomas Frank Heaton, Jr.
2697 Lavery Ct., Unit 19
Newbury Park, Ca. 91320

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

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
Deputy

By

84 MAR 5 2

CAL-375 (Rev. 2-82) Ack. Individual

Staple

8.00

3468

SUBJECT TO: Rights-of-way, including the terms and provisions thereof, from Roy F. Kinsman, single, to Pacific Telephone and Telegraph, recorded August 1, 1942, in Deed Volume 149 at page 41, Deed Records of Klamath County, Oregon.

ALSO SUBJECT TO: Water Well Agreement, including the terms and provisions thereof, dated November 14, 1966, recorded January 5, 1967, in M-67 at page 111, between Raymond F. Batty and Harriet Batty, husband and wife, William E. Cunningham and Mildred D. Cunningham, husband and wife, Iva Belle Campbell, a widow, First Parties, and Arthur W. Reed and Svea E. Reed, husband and wife, second parties, et al. (Covers additional property)

ALSO SUBJECT TO: Water Well Agreement, including the terms and provisions thereof, dated March 12, 1968, recorded March 20, 1968, at page 2187, between Raymond F. Batty and Harriet Batty, husband and wife, William E. Belle Campbell, a widow, first parties, Arthur W. Reed and Svea E. Reed, husband and wife, second parties, et al. (Covers additional Property)

ALSO SUBJECT TO: Proposed County Road Improvement in the estimated amount of \$1,012.50 for the improvement of Mallory Drive.

FURTHER SUBJECT TO: Reservations, restrictions, easements and rights-of-way of record and those apparent on the land.

STATE OF OREGON,)

County of Klamath)

Filed for record at request of

on this 6th day of March A.D. 19 84

at 9:52 o'clock A M, and duly

recorded in Vol. 1484 of Deeds

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EVELYN BIEHN, County Clerk

By Ramona Smith Deputy

Fee 8.00