

OK

69348

PERSONAL REPRESENTATIVE'S DEED

Vol. M86Page 23106

THIS INDENTURE Made this \_\_\_\_\_ day of December, 19 86, by and between GUSSIE SCOTT the duly appointed, qualified and acting personal representative of the estate of GUSSIE MAE YOUNG, deceased, hereinafter called the first party, and JAMES R. FLETCHER and EDITH H. FLETCHER, husband and wife, 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:

SEE ATTACHED EXHIBIT "A"

(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 \$ 14,200.00

① However, the actual consideration consists of or includes other property or value given or promised which is ~~part of~~ the whole consideration (indicate which).②

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.

THIS INSTRUMENT WILL 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 APPROVED USES.

*Gussie Scott*

Personal Representative  
of the Estate of Gussie Mae Young Deceased.

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

STATE OF ~~OREGON~~, TEXASCounty of \_\_\_\_\_, 19 86Personally appeared the above named  
Gussie Scott

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

(OFFICIAL SEAL)

*Sandy Anderson*  
Notary Public for Oregon, Texas

My commission expires:

4-16-88STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19 \_\_\_\_\_

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 \_\_\_\_\_

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:

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

The Estate of Gussie Mae Young

GRANTOR'S NAME AND ADDRESS

James R. & Edith H. Fletcher

GRANTEE'S NAME AND ADDRESS

After recording return to:

James R. & Edith H. Fletcher  
2309 HOME AVENUE  
KLAMATH FALLS, O.R. 97601

NAME, ADDRESS, ZIP

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

James R. & Edith H. Fletcher  
SAME AS ABOVE

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/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_ Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

86 DEC 15 AM 11 42

EXHIBIT "A"

23107

A portion of NE $\frac{1}{4}$ NE $\frac{1}{4}$  Section 33, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at the Southeast corner of Lot 1, Block 25, INDUSTRIAL ADDITION; thence East along the North line of Home Avenue 50 feet; thence North parallel to the East line of Lot 1, Block 25, INDUSTRIAL ADDITION to the Southwesterly line of the Main A Canal, U.S.R.S.; thence Northwesterly along the Southwesterly line of the U.S.R.S. Canal to a point due North of beginning; thence South to beginning.

SUBJECT TO:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Rights of the public in and to any portion of the herein described premises lying within the boundaries of roads or highways.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_  
of December A.D., 19 86 at 11:42 o'clock A M., and duly recorded in Vol. 16th day  
of Deeds on Page 23106  
FEE \$14.00  
By Evelyn Biehn, County Clerk [Signature]