

18896

PERSONAL REPRESENTATIVE'S DEED

Vol. 290 Page 16321

THIS INDENTURE Made this 9th day of August, 1990, by and between STEPHEN H. ARCHER the duly appointed, qualified and acting personal representative of the estate of FRANK CRAIG URBAN, deceased, hereinafter called the first party, and BOBBY R. HARTLEY and SANDRA K. HARTLEY, 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 LEGAL DESCRIPTION WHICH IS MADE A PART HEREOF BY THIS REFERENCE.

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 \$ 18,500.00

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 DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Stephen H. Archer
STEPHEN H. ARCHER

Personal Representative
of the Estate of FRANK CRAIG URBAN Deceased.

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

STATE OF OREGON,
County of August 13, 1990
Personally appeared the above named STEPHEN H. ARCHER, Personal Representative of the Estate of Frank Craig Urban, Deceased 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, 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:
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: DOROTHY SOUZA

Before me:
(OFFICIAL SEAL) Notary Public for Oregon
My commission expires: (If executed by a corporation, affix corporate seal)

Stephen H. Archer, Personal Representative
4587 Orchard Hts. Rd.
Salem, OR 97304

Bobby R. & Sandra K. Hartley
1526 Pleasant
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:
SAME AS GRANTEE

NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
SAME AS GRANTEE

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, ss.
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/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

90 AUG 15 AM 9 07

EXHIBIT "A"

LEGAL DESCRIPTION

A portion of Lots 1 and 2, Block 93, BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Beginning at a point on a curve which is on the Westerly boundary of said Lot 2, the following distances; 45.83 feet Southerly along said curve from the Northwest corner of said Lot 1, 14.1 feet Southerly along said curve to the Westerly corner common to said Lots 1 and 2 and 31.73 feet Southerly along said curve from the Westerly corner common to said Lots 1 and 2; thence on a radial line in an Easterly direction 70 feet more or less to the Easterly boundary of a tract of land conveyed to William G. Vallier by Deed recorded September 16, 1959 in Deed Book 315 at page 643, Deed Records of Klamath County, Oregon; said point being the true point of beginning of the tract to be hereinafter described; thence continuing Easterly along said radial line 69.6 feet more or less to the Easterly boundary of said Lot 2; thence Northerly 67.27 feet more or less along the Easterly line of said Lots 1 and 2 to the Northeasterly corner of said Lot 1; thence Westerly along the Northerly line of said Lot 1 to the Easterly boundary of the William G. Vallier Tract above referred; thence Southerly along the Easterly boundary of said William G. Vallier Tract to the true point of beginning.

Tax Account No: 3809 029CB 09600

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 15th day of Aug. A.D. 19 90 at 9:07 o'clock AM., and duly recorded in Vol. M90 of Deeds on Page 16321.

FEE \$33.00

Evelyn Biehn County Clerk

By Pauline Mullendore

