

20559

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## PERSONAL REPRESENTATIVES DEED

Doreen P. Phipps, Personal Representative of the Estate of Arthur N. Phipps, Circuit Court of the State of Oregon for Klamath County, Case No. 88-47 PR, pursuant to the Decree of Final Distribution entered in the above said Probate on May 14, 1990, conveys unto Doreen P. Phipps, Grantee the following described real property:

An undivided one-half interest in the following real property:

## Parcel 1:

All that portion of Lot 1 of Section 1, Township 40, Range 8, E., W.M., Klamath County, Oregon, lying westerly of the westerly boundary of the right of way of the Southern Pacific Railroad as the same is now located and constructed containing 2.0 acres more or less.

## Parcel 2:

All that portion of said Lot 1 lying between the westerly boundary of the right of way of the Dalles-California Highway, U.S. Highway 97, and the easterly boundary of the right of way of the Southern Pacific Railroad, but excepting therefrom that parcel of land described in the deed recorded in Volume 237 at page 317 of the Deed records of Klamath County, Oregon, containing approximately .90 acres of land.

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.

Doreen P. Phipps  
Doreen P. Phipps

STATE OF OREGON, County of Klamath ) ss.

October 1, 1990, personally appeared the above named Doreen P. Phipps who acknowledged the foregoing instrument to be her voluntary act and deed. BEFORE ME:

PEGGY R. REYNOLDS  
NOTARY PUBLIC - OREGON

My Commission Expires

Peggy R. Reynolds  
Notary Public for Oregon  
My commission expires: 12-5-92

After recording, Return to: Doreen Phipps, P.O. Box 39, Midland, OR 97634.

Mail tax statements to: Doreen Phipps, P.O. Box 39, Midland, OR 97634.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_ the 1st day of \_\_\_\_\_ A.D. 19 90 at 12:11 o'clock P. M., and duly recorded in Vol. M90 of \_\_\_\_\_ Deeds on Page 19812.

FEE \$28.00

Evelyn Biehn, County Clerk:

By Doreen Phipps