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05-11-94A11:12 RCVD

K-46412

PERSONAL REPRESENTATIVE'S DEED

Vol 1794 Page 14854

THIS INDENTURE Made this 27TH day of APRIL, 1994, by and between LEE WAGNER, the duly appointed, qualified and acting personal representative of the estate of RENE K. CLODFELTER, deceased, hereinafter called the first party, and JOHN WALLACE WATROUS AND JANNETTE LEE WATROUS, 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 second party and second party's heirs, successors-in-interest and assigns all the estate, right and interest of the deceased at the time of decedent's death, and all the right, title and interest that the estate of the deceased by operation of the law or otherwise may have thereafter acquired in that certain real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 3, Block 1, Pine Grove Ranchettes, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the same unto the 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 \$ 55,900.00. 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 first party has executed this instrument; if first party is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

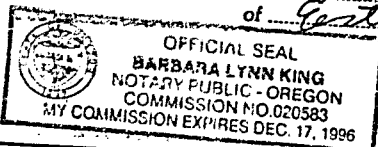
Lee Wagner
LEE WAGNER
Personal Representative
of the Estate of RENE K. CLODFELTER Deceased.

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

STATE OF OREGON, County of Multnomah ss.
This instrument was acknowledged before me on

by Lee S. Wagner, 1994

as Personal Representative of Estate of Rene K. Clodfelter, 1994



Barbara Lynn King
Notary Public for Oregon
My commission expires 12/17/96

Grantor's Name and Address

Grantee's Name and Address

After recording return to (Name, Address, Zip):

Mr. & Mrs. John Watrous

11707 Clovis Court

Klamath Falls, Oregon 97603

Until requested otherwise send all tax statements to (Name, Address, Zip):

Mr. & Mrs. John Watrous

11707 Clovis Court

Klamath Falls, Oregon 97603

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath ss.

I certify that the within instrument was received for record on the 11th day of May, 1994, at 11:12 o'clock A.M., and recorded in book/reel/volume No. 1794 on page 14854 and/or as fee/file/instrument/microfilm/reception N80832, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME TITLE
By [Signature] Deputy

Fee \$30.00