

8390

MTC 34602KR

PERSONAL REPRESENTATIVE'S DEED

Vol. M95 Page 29605

THIS INDENTURE Made this 27th day of October, 1995, by and between JAMES W. SOLOMON and JAMES E. CHILDERS, the duly appointed, qualified and acting personal representative of the estate of ROSE ANNA OWENS, deceased, hereinafter called the first party, and JANET ELAINE WELLS, 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 10 in Block 2 of WEST HILLS HOMES, 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 \$ 85,000.00

~~However, the actual consideration consists of the value of the property conveyed, given or promised, which is the consideration (indicate which) xxxxxx~~

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.

James W. Solomon
JAMES W. SOLOMON

James E. Childers
JAMES E. CHILDERS

Personal Representative
of the Estate of ROSE ANNA OWENS, Deceased.

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

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on _____, 19____,

by _____

This instrument was acknowledged before me on October 27, 1995,

by JAMES W. SOLOMON & JAMES E. CHILDERS

as Co-Personal Representatives

of ROSE ANNA OWENS



Kristi L. Redd
Notary Public for Oregon

My commission expires 11/16/95

THE ESTATES OF ROSE ANNA OWENS

c/o RICHARD FAIRCLO, ATTY

280 MAIN ST., KLAMATH FALLS, OR 97601

Grantor's Name and Address

JANET ELAINE WELLS

2444 REDWOOD DRIVE

KLAMATH FALLS OR 97601

Grantee's Name and Address

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

JANET ELAINE WELLS

2444 REDWOOD DRIVE

KLAMATH FALLS OR 97601

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

JANET ELAINE WELLS

2444 REDWOOD DRIVE

KLAMATH FALLS OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

Fees: \$30.00

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 30th day of October, 1995, at 3:09 o'clock P.M., and recorded in book/reel/volume No. M95 on page 29605 and/or as fee/file/instrument/microfilm/reception No. 8390, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch Co Clerk

By Bernetha G. Letsch Deputy

10-30-95 P03:09 RCVD