

NS

Vol M00 Page 11519
 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 _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of said County.

Witness my hand and seal of County affixed.

NAME _____ TITLE _____

By _____, Deputy.

SPACE RESERVED
FOR
RECORDER'S USE

2000 APR -7 PM 3:32

ESTATE OF DOROTHY MARSROW

c/o SCOTT MACARTHUR @ 280 MAIN ST
 KLAMATH FALLS, OR 97601

First Party's Name and Address

TRACY M. JEFFERS

3417 OXBOW STREET

KLAMATH FALLS, OR 97603

Second Party's Name and Address

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

TRACY M. JEFFERS

3417 OXBOW STREET

KLAMATH FALLS, OR 97603

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

TRACY M. JEFFERS

3417 OXBOW STREET

KLAMATH FALLS, OR 97603

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE made this 7th day of APRIL, 2000 by and between SCOTT MACARTHUR, the duly appointed, qualified and acting personal representative of the estate of DOROTHY BONITA MARSROW, deceased, hereinafter called the first party, and TRACY M. JEFFERS hereinafter called the second party; WITNESSETH:

For value received and the consideration hereinafter stated, 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 and assigns all the estate, right and interest of the estate of the deceased, whether acquired by operation of the law or otherwise, in that certain real property situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

"SEE ATTACHED EXHIBIT A"

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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 \$ 76,500.00. ^oHowever, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. ^o(The sentence between the symbols ^o, if not applicable, should be deleted. See ORS 93.030.)

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.

SCOTT MACARTHUR

Personal Representative

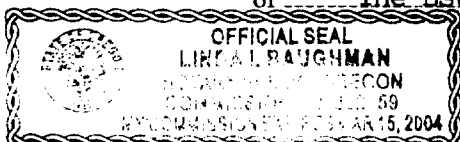
STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on April 7, 2000, by _____, AP

This instrument was acknowledged before me on April 7, 2000, by Scott Macarthur

as Personal Representative

of The Estate of Dorothy Marsrow



Notary Public for Oregon

My commission expires 3-15-04

26.00

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in the NW1/4 of Section 12, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of Grace Park as shown on the duly recorded plat thereof; thence South 23 degrees 18' 30" West along the Easterly line of Oxbow Street a distance of 284.48 feet; thence on arc of a 16 degree curve to the right (central angle is 7 degrees 17') a distance of 45.52 feet to the true point of beginning of this description; thence South 59 degrees 24' 30" East a distance of 123.89 feet; thence South 23 degrees 18' 30" West a distance of 65.59 feet; thence South 52 degrees 59' 30" West a distance of 32.02 feet; thence North 48 degrees 12' 30" West a distance of 129.28 feet to the Easterly line of said Oxbow Street; thence on an arc of a 16 degree curve to the left (central angle is 11 degrees 12') a distance of 70.00 feet to the true point of beginning.

State of Oregon, County of Klamath
Recorded 04/07/00, at 3:32 p. m.
In Vol. M00 Page 11519
Linda Smith,
County Clerk Fee \$ 26⁰⁰