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STATE OF OREGON,

1 cc

The Estate of Elsie R. Bacigalupi

First Party's Name and Address

Wayne L. Fragulia

310734 N. 1st St. P.O. Box  
Klamath Falls, OR 97601

Second Party's Name and Address

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

Wayne L. Fragulia

SAME

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

SAME

SPACE RESERVED  
FOR  
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 05/28/2002 3:11 P m.

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

Deputy.

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE dated May 28, 2002, by and between Barbara J. Buenger, the duly appointed, qualified and acting personal representative of the estate of Elsie R. Bacigalupi, deceased, hereinafter called the first party, and Wayne L. Fragulia, 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:

Lots 2, 3 and 4 in Kiwanis Beach, according to the official plat thereof on file in the office of the County Clerk of Klamath County, together with an undivided one-fourth interest in Lot 15.

(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 \$ 120,000.00. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. (The sentence between the symbols <sup>®</sup>, 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.

Barbara J. Buenger

Personal Representative

STATE OF OREGON, County of Klamath, ss.

This instrument was acknowledged before me on May 28, 2002, by Barbara J. Buenger

This instrument was acknowledged before me on \_\_\_\_\_

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Notary Public for Oregon

My commission expires 8-2-03

K21-