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MTL-65005 MS

Vol M04 Page 39860

State of Oregon, County of Klamath  
Recorded 06/21/2004 3:22 p m  
Vol M04 Pg 39860-62  
Linda Smith, County Clerk  
Fee \$ 31.00 # of Pgs 3

## RECORDING COVER SHEET

THIS COVER SHEET HAS BEEN PREPARED  
BY THE PERSON REPRESENTING THE  
ATTACHED INSTRUMENT FOR RECORDING.  
ANY ERRORS IN THIS COVER SHEET DO NOT  
AFFECT THE TRANSACTION(S) CONTAINED  
IN THE INSTRUMENT ITSELF.

### After Recording, Return To:

Jencina Butler  
126 High Street  
Klamath Falls, OR 97601

### 1. Name(s) of the Transaction(s):

Personal Representative's Deed

### 2. Direct Party (Grantor):

Martin A. Thomas (as personal representative of the Estate of Sheila J.  
Thomas, deceased)

### 3. Indirect Party (Grantee):

Gary W. Lancaster and Jencina M. Butler, as tenants by the entirety

### 4. True and Actual Consideration Paid:

\$73,500.00

### 5. Legal Description:

The Northwesterly 85 feet of Lot 7 in Block 5 of ORIGINAL TOWN OF LINKVILLE, now  
the City of Klamath Falls, according to the official plat thereof on file in the office of the  
County Clerk of Klamath County, Oregon.

31.00  
am

Grantor:  
Estate of Sheila Joanna Thomas  
C/o Donald Ray Crane, Attorney for  
Estate  
303 Pine Street  
Klamath Falls, OR 97601

39861

Grantee:  
Gary W. Lancaster & Jencina M. Butler  
126 High Street  
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:  
Gary W. Lancaster & Jencina M. Butler  
126 High Street  
Klamath Falls, OR 97601

### PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 3<sup>rd</sup> day of May, 2004, by and between

Martin A. Thomas

the duly appointed, qualified and acting personal representative of the estate of

Sheila J. Thomas, deceased, hereinafter called the first party, and **GARY W. LANCASTER**  
and **JENCINA M. BUTLER**, as tenants by the entirety, 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 said second party and second party's heirs, successors-in-interest and assigns all the estate, right and interest of the said deceased at the time of the decedent's death, and all the right, title and interest that the said estate of said deceased by operation of the law or otherwise may have thereafter acquired in that certain real property situate in the County of Klamath, State of Oregon, described as follows, to-wit:

The Northwesterly 85 feet of Lot 7 in Block 5 of ORIGINAL TOWN OF LERKVILLE, now the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-032ED-05900-000

Key No: 475471

TO HAVE AND TO HOLD the same unto the said 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 \$73,500. However, the actual consideration consists of or includes other property or value given or promised which is part / whole of the consideration.

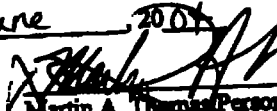

IN WITNESS WHEREOF, the said first party has executed this instrument; if first party is a corporation, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

See attached notary made apart thereof

Personal Representative's Deed, Escrow #65005-MS

39862

Executed this 18 day of June, 2004  
Martin A. Thomas, Personal Representative for the Estate of  
Shelia J. Thomas, Deceased.STATE OF Oregon, County of Washington, ss.  
This instrument was acknowledged before me on June 18, 2004  
by Martin A. Thomas  
as Personal Representative for the Estate of \_\_\_\_\_  
Notary Public of Oregon  
My commission expires June 11, 2008