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MTT-68013 \$t

Vol M05 Page 00987

Grantor:  
THE ESTATE OF ARDYCE NAOMI  
WOODARD

State of Oregon, County of Klamath  
Recorded 01/05/2005 10:54 a m  
Vol M05 Pg 00987-88  
Linda Smith, County Clerk  
Fee \$ 26<sup>00</sup> # of Pgs 2

Grantee:  
STEVEN M. STUART AND  
PATRICIA K. STUART

AFTER RECORDING RETURN TO:  
STEVEN M. STUART  
HC 33 BOX 3208K  
WASILLA, AK 99654

### PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 3 day of JANUARY, 2005, by and between

BONNIE A. LAM

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

ARDYCE NAOMI WOODARD, deceased, hereinafter called the first party, and

**STEVEN M. STUART and PATRICIA K. STUART, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

TO HAVE AND TO HOLD the same unto the said party, and second party's heirs, successors-in-interest and assigns forever.

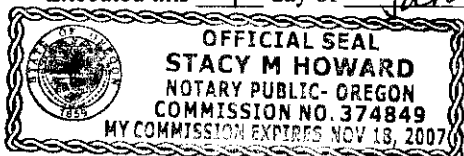
The true and actual consideration paid for this transfer, stated in terms of dollars is \$ 100,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part / whole of the consideration.

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.

Tax statements shall be mailed to: HC 33 Box 3208K Wasilla, AK 99654

Executed this 4 day of January, 2005



Bonnie A. Lam  
Personal Representative for the Estate of  
Ardyce Naomi Woodard deceased.

STATE OF Oregon, County of Klamath, ss.  
This instrument was acknowledged before me on Jan 4th, 2005  
by Bonnie A. Lam as Personal  
Representative for the Estate of Ardyce Naomi Woodard

Stacy M. Howard  
Notary Public of Oregon  
My commission expires 11/18/2007

2/6/05

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A tract of land situated in the NE1/4 NE1/4 (Government Lot 11) of Section 31, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at an iron pin located South 276.5 feet from the Northeast corner of said Section 31, said point being on the Southerly boundary of the County Road; thence South 311.9 feet to an iron pin; said point being the True Point of Beginning of this description, said point being the Southeast corner of Volume 298, page 250, Deed Records of Klamath County, Oregon; thence South 00° 19' 00" East 519.96 feet to a point; thence South 76° 53' 58" West 108.48 feet to the center of the casing of a well; thence continuing South 76° 53' 58" West 49.22 feet to a point on the East line of that County Road known as "Hill Road"; thence Northwesterly on the arc of a 3849.72 foot radius curve to the left (Delta = 01° 05' 20", Long Chord = North 15° 37' 01" West 73.16) 73.16 feet; thence continuing along said East line of "Hill Road" North 16° 09' 41" West 395.96 feet to the Southwest corner of Volume 298, page 250, Deed Records of Klamath County, Oregon; thence North 69° 30' East 294.9 feet (North 69° 30' East 299.61 feet by Survey #2876) along said Southerly line of said Deed Volume 298, page 250, Deed Records of Klamath County, Oregon, to the true point of beginning, with bearings based on Survey #2876 as filed in the Klamath County Engineers Office.

Tax Account No: 3910-03100-00300-000

Key No: 602342