

mtc- 71121 MS

Grantor:
Carole M. Combs

Grantee:
Christopher A. Cook

AFTER RECORDING RETURN TO:
Christopher A. Cook
11830 Ground Court
Klamath Falls, OR 97603

State Of Oregon, County Of Klamath

M05-62090

08/16/2005 03:11:43 PM

Of Pages 1 Fee: \$21.00

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 15th day of August, 2005, by and between Carole M. Combs, the duly appointed, qualified and acting personal representative of the estate of Donald Vernon Combs,

deceased, hereinafter called the first party, and Christopher A. Cook, 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:

Lot K in Block A, NICHOLS ADDITION TO 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: 3809-029DC-09600-000

Key No: 370743

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 \$31,000.00. 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.

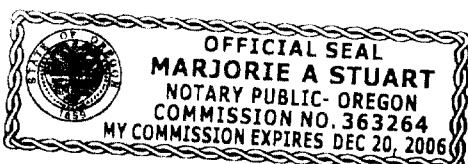
Tax statements shall be mailed to: Christopher A. Cook, 11830 Ground Court, Klamath Falls, OR 97603

Executed this 15th day of Aug, 20 05

Carole M. Combs
Personal Representative for the Estate of
Donald Vernon Combs, Deceased.

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on Aug 15, 2005
by Carole M. Combs as Personal Representative for the Estate of Donald Vernon Combs, deceased.



[Signature]
Notary Public of Oregon
My commission expires 12-20-06

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