

M06-07951

Klamath County, Oregon

04/24/2006 12:06:30 PM

Pages 3 Fee: \$31.00

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PERSONAL REPRESENTATIVE'S DEED

GRANTOR'S NAME & ADDRESS:

George B. Rohan
3186 Leland Road
Sunny Valley, OR 97497-9721
Personal Representative of the
Estate of Kenneth D. Pariseau, Deceased

UNTIL A CHANGE IS REQUESTED

Josh F. Fraka
1009 Brookton Lane
Ventura, CA 93001

GRANTEES NAME & ADDRESSE:

Josh F. Fraka
1009 Brookton Lane
Ventura, CA 93001

AFTER RECORDING RETURN TO:

Nelson & James
130 N.W. "D" Street
Grants Pass, OR 97526

GRANTOR: George B. Rohan, Personal Representative of the Estate of Kenneth D. Pariseau, Deceased, Josephine County Circuit Case No. 05-P-0169.

GRANTEE: Josh F. Fraka.

CONSIDERATION:

The true and actual consideration paid for this transfer, stated in terms of dollars, is FIVE THOUSAND DOLLARS (\$5,000.00).

THIS INDENTURE, made this 18 day of April, 2006, is by and between George B. Rohan (and hereinafter referred to as the "Grantor"), who is the duly appointed, qualified and acting personal representative of the Estate of Kenneth D. Pariseau, being the "Estate" herein and with Kenneth D. Pariseau being deceased (and referred to as the "Deceased" herein), and Josh F. Fraka (hereinafter referred to as the "Grantee").

FOR VALUE RECEIVED and the consideration hereinafter stated, the receipt whereof is hereby acknowledged, the Grantor has granted, bargained, sold and conveyed, and by these

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presents does grant, bargain, sell and convey, to the Grantee and to the Grantee's successors and assigns, all the estate, right and interest of the Deceased at the time of the Deceased's death, and all the right, title and interest that the Estate, by operation of law or otherwise, may have thereafter acquired in that real property situated in the County of Klamath, State of Oregon, with the tenements, hereditaments and appurtenances anywise appertaining thereto, as described below and incorporated herein by this reference:

Klamath Forest Estates, Block 10, Lot 7, Klamath County, Oregon in Tax
Account No. R-3510-015D0-02000.

GRANTOR CONVEYS THE ABOVE DESCRIBED REAL PROPERTY AND IMPROVEMENTS LOCATED THEREON IN "AS IS" CONDITION. GRANTEE ACCEPTS THIS DEED AND ACKNOWLEDGES THAT GRANTOR HAS MADE NO REPRESENTATIONS OR WARRANTIES CONCERNING THE PROPERTY. GRANTOR HAS ADVISED GRANTEE TO HAVE THE PROPERTY INSPECTED BY PROFESSIONAL INSPECTORS AND GRANTEE HAS CONDUCTED EVERY INSPECTION OF THE PROPERTY WHICH GRANTEE DESIRE TO MAKE AND ACCEPTS THE PROPERTY IN ITS PRESENT CONDITION WITH EVERY DEFECT, INCLUDING MATERIAL DEFECTS.

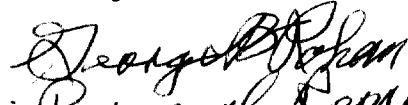
TO HAVE AND TO HOLD the same unto the Grantee and the Grantee's heirs and assigns forever.

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.

IN WITNESS WHEREOF, the said Grantor, has executed this deed the day and year first above written.

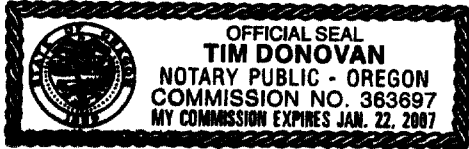
George B. 1

Personal Representative of the

By 
~~Personal Representative~~
4/18/06

STATE OF OREGON)
) ss.
County of Josephine)

This instrument was acknowledged before me on the 18th day of April, 2006, by George B. Rohan, which is the Personal Representative of the Estate of Kenneth D. Pariseau, Deceased, and on behalf of which corporation this instrument was executed.



Tim Donovan
Notary Public for Oregon