Grantor: The Estate of James F. Prien,	deceased
Grantee:	
Thomas E. Bradley	
543 Grand Avenue	
Central Point, OR 9750	02
AFTER RECORDING RETU Same as above	RN TO:

MT80980-MS

2007-020525 Klamath County, Oregon

00036493200700205250020020

12/06/2007 03:39:05 PM

Fee: \$26.00

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this <u>3rd</u> day of <u>December</u>, <u>2007</u>, by and between <u>Michael D. Prien</u>

the duly appointed, qualified and acting personal representative of the estate of James F. Prien, deceased,

hereinafter called the first party, and Thomas E. Bradley, 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

The true and actual consideration paid for this transfer, stated in terms of dollars is \$185,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part / whole of the

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.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

Tax statements shall be mailed to: Thomas E. Bradley, 543 Grand	A Asserting Co. 1 - 1
Diddley, 343 Challe	Avenue, Central Point, OR 97502
Executed this 4 day of DEC , 20 0 7	
met Do) * ,
	(A a):

Personal Representative for the Estate of James F. Prien, Deceased.

STATE OF CALIFORNIA, County of MADERA SS.

This instrument was acknowledged before me on John C Jeronal by Michael D. Prient, as Personal Representative for the Estate of James F. Prien, deceased

o Estate of James F. Filen, deceased

Notary Public of STATE OF CALVEORN WAY commission expires DEC. 18, 2009

JOHN C. JORDAN
Commission # 1631276
Notary Public - California
Madera County
My Comm. Expires Dec 18, 2009

26 HUT

EXHIBIT "A" LEGAL DESCRIPTION

A tract of land situated in the SE1/4 of the NW1/4 of Section 29, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon more particularly described as follows:

Beginning at a point on the West line of the said SE1/4 of the NW1/4 said point being South 89° 58' 36" East 1,319.48 feet and North 00° 17' 46" East 191.31 feet from the West 1/4 corner of said Section 29; thence North 00° 17' 46" East along the West line of the SE1/4 of the NW1/4 402.78 feet; thence North 48° 26' 22" East 703.35 feet; thence South 41° 33' 38" East 300.00 feet; thence South 48° 26' 22" West 972.11 feet to the point of beginning.

TOGETHER WITH an easement for ingress and egress as granted by instrument recorded May 6. 1997 in Volume M97, page 13795, Microfilm Records of Klamath County, Oregon.

