

Grantor:  
The Estate of Steven L. Houston

MT98454SH

**2013-008669**  
Klamath County, Oregon  
07/31/2013 11:16:07 AM  
Fee: \$47.00

Grantee:  
Max Dean Fenner and Vikki Fenner

AFTER RECORDING RETURN TO:  
Max Dean Fenner and Vikki Fenner  
P.O. Box 5181  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
Same As Above

Escrow No. MT98454-SH  
Title No. 0098454  
PRD r.020212

### PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 12<sup>th</sup> day of July, 2013, by and between  
**Emilia Houston and Karen Hackett** the duly appointed, qualified and acting co-personal  
representative of the estate of **Steven L. Houston**, deceased,  
hereinafter called the first party, and

**Max Dean Fenner and Vikki Fenner, 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 situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lots 15 and 16 in Block 13 of STEWART ADDITION, EXCEPT the West 25 feet of Lot 16, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

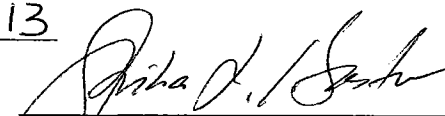
The true and actual consideration paid for this transfer, stated in terms of dollars is **\$138,000.00**. However, the actual consideration consists of or includes other property or value given or promised which is part / whole of the consideration.

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

47.00 amt

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Executed this 12 day of July, 2013

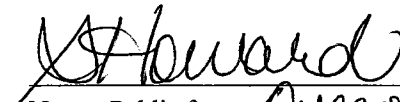


Co-Personal Representative for the Estate of  
Steven L. Houston, Deceased.

STATE of Oregon, County of Klamath, ss.

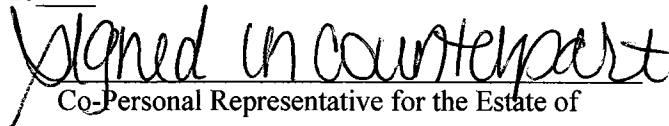
This instrument was acknowledged before me on July 12, 2013

by **Emilia Houston** as Co-Personal Representative for the Estate of Steven L. Houston.

  
Notary Public for Oregon  
My commission expires 11-18-15



Executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_



Co-Personal Representative for the Estate of  
Steven L. Houston, Deceased.

STATE of \_\_\_\_\_, County of \_\_\_\_\_ ) ss.

This instrument was acknowledged before me on \_\_\_\_\_, 20\_\_\_\_

by **Karen Hackett** as Co-Personal Representative for the Estate of Steven L. Houston.

\_\_\_\_\_  
Notary Public for \_\_\_\_\_  
My commission expires \_\_\_\_\_

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

Signed in counterpart  
Co-Personal Representative for the Estate of  
Steven L. Houston, Deceased.

STATE of \_\_\_\_\_, County of \_\_\_\_\_ ) ss.

This instrument was acknowledged before me on \_\_\_\_\_, 20\_\_\_\_  
by Emilia Houston as Co-Personal Representative for the Estate of Steven L. Houston.

Notary Public for \_\_\_\_\_  
My commission expires \_\_\_\_\_

Executed this 30 day of July, 2013

Karen Hackett  
Co-Personal Representative for the Estate of  
Steven L. Houston, Deceased.

STATE of OREGON, County of JACKSON ) ss.

This instrument was acknowledged before me on JULY 30, 2013  
by Karen Hackett as Co-Personal Representative for the Estate of Steven L. Houston.

M. Rose  
Notary Public for OREGON  
My commission expires 11-15-16

