



2016-003625
Klamath County, Oregon
04/08/2016 03:39:11 PM
Fee: \$52.00

THIS SPACE RESERVED FOR RECORDER'S USE

Grantor:
The Estate of Karen L. Tuttle

Grantee:
Barnes Lake County, LLC,
an Oregon Limited Liability Company

AFTER RECORDING RETURN TO:
Barnes Lake County, LLC,
an Oregon Limited Liability Company
2898 E Canyon Creek Ct.
Gilbert, AZ 85295

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

File No. 92735AM

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 30th day of March 2016, by and between Lynn C. Tuttle and Kenneth G. Tuttle the duly appointed, qualified and acting personal representatives of the estate of Karen L. Tuttle deceased, hereinafter called the first party, and

Barnes Lake County, LLC, an Oregon Limited Liability Company

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:

See Attached Exhibit 'A'

The true and actual consideration paid for this transfer, stated in terms of dollars is \$1,091,932.43. 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.

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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 7 day of April, 2016

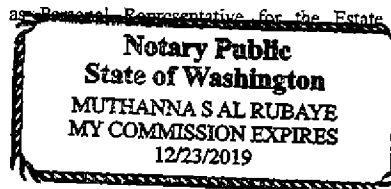
Lynn C. Tuttle
Lynn C. Tuttle, Personal Representative for the Estate of
Karen L. Tuttle, Deceased.

STATE of Washington, County of King) ss.

This instrument was acknowledged before me on 7 - April, 2016
by Lynn Christine Tuttle
The Estate of Karen L. Tuttle

as Personal Representative for the Estate of

Muthanna S Al Rubaye
Notary Public for Washington
My commission expires 12-23-2019



Kenneth G. Tuttle
Kenneth G. Tuttle, Personal Representative for the Estate
of Karen L. Tuttle, Deceased.

STATE of Oregon, County of Klamath) ss.

This instrument was acknowledged before me on 4-8-16, 20____
by Kenneth G Tuttle
The Estate of Karen L. Tuttle

as Personal Representative for the Estate of

Brenda Jean Phillips
Notary Public for Oregon
My commission expires 2-4-20



EXHIBIT 'A'

Parcel 1

Township 34 South, Range 7 East of the Willamette Meridian, Klamath County,
Oregon:

Section 14: The SW1/4 NW1/4 SW1/4
The SE1/4 NW1/4 SW1/4

Section 15: Government Lots 3, 4, 9 and 11
The SW1/4 SE1/4
The W1/2 SE1/4 SE1/4
The W1/2 E1/2 SE1/4 SE1/4
The S1/2 NE1/4 SE1/4

Section 16: Government Lot 2 and the SE1/4 NE1/4 lying easterly of Highway No. 97.

Section 22: Government Lot 1
N1/2 NE1/4. EXCEPTING therefrom that portion conveyed to Benjamin V. Hernandez
and Angelique Hernandez by Warranty Deed recorded October 13, 1997 in Volume
M97, page 33627, Microfilm Records of Klamath County, Oregon. ALSO EXCEPTING
therefrom any portion lying within the boundaries of the Southern Pacific Railroad
right of way.

Section 23: The W1/2 NW1/4 NW1/4. EXCEPTING therefrom that portion conveyed to
Benjamin V. Hernandez and Angelique Hernandez by Warranty Deed recorded October
13, 1997 in Volume M97, page 33627, Microfilm Records of Klamath County, Oregon.
ALSO EXCEPTING therefrom any portion lying within the boundaries of the Southern
Pacific Railroad right of way.

Parcel 2

Township 34 South, Range 7 East of the Willamette Meridian, Klamath County,
Oregon:

Section 15: W1/2 SW1/4
Government Lots 7 and 8

Parcel 3

Township 34 South, Range 7 East of the Willamette Meridian, Klamath County,
Oregon:

Section 16: E1/2 E1/2 SE1/4 lying easterly of the Dalles-California Highway

Parcel 4

Township 34 South, Range 7 East of the Willamette Meridian, Klamath County,
Oregon:

Section 22: SW1/4 NW1/4
Government Lots 2 and 3