



THIS SPACE RESERVED FOR

2017-009510
Klamath County, Oregon
08/23/2017 09:40:00 AM
Fee: \$47.00

Grantor:
Estate of John E. Castro II
1210 Sage Dr.
Cedar City, UT 84720

Grantee:
William M. Dart Jr. and Linda L. Dart
2507 Unity Street
Klamath Falls, OR 97603

AFTER RECORDING RETURN TO:
William M. Dart Jr. and Linda L. Dart
2507 Unity Street
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
William M. Dart Jr. and Linda L. Dart
2507 Unity Street
Klamath Falls, OR 97603

File No. 176555AM

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 17 day of August, 2017, by and between
Kevin Castro the duly appointed, qualified and acting Personal Representative of the estate of John E. Castro II,
deceased,
hereinafter called the first party, and

William M. Dart Jr. and Linda L. Dart, 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:

A portion of the NW1/4 SE1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:


Beginning at a point which is 662.0 feet Northwesterly on the Northerly right of way line of the Dalles-California Highway from the Southeast corner of the SW1/4 SE1/4 of said Section 1; thence North 1,380.76 feet to the true point of beginning of this description; thence West a distance of 203.4 feet; thence South a distance of 139.3 feet; thence East a distance of 203.4 feet; thence North a distance of 139.3 feet, more or less to the point of beginning.

The true and actual consideration paid for this transfer, stated in terms of dollars is \$195,000.00. 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.

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 17th day of August, 20 17

Kevin D. Castro, Personal Representative
Kevin Castro, Personal Representative for the Estate of
John E. Castro, Deceased. *II 

STATE of Utah, County of Iron) ss.

This instrument was acknowledged before me on August 17th, 2017

by Kevin Castro as Personal Representative for the Estate of John E. Castro.

Vicki M. Thompson
Notary Public for Utah
My commission expires 2-10-2021

