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2018-012524

Klamath County, Oregon

10/12/2018 11:21:00 AM

Fee: \$87.00

After recording, return to:  
Brandsness, Brandsness & Rudd, P.C.  
Attorneys at Law  
411 Pine Street  
Klamath Falls, OR 97601  
Send tax statements to:  
Lisa Bruhn  
3939 S. 6th St. #142  
Klamath Falls, OR 97603

**Grantor:**

Mikayla G. Keiffer, Personal Representative  
of the Estate of Scott Allen Keiffer  
7495 SE Division Street  
Portland, OR 97206

**Grantee:**

Lisa Bruhn

Klamath Falls, OR 97603

**DEED OF PERSONAL REPRESENTATIVE**

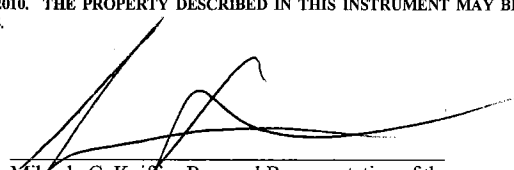
Mikayla G. Keiffer, Personal Representative of the Estate of Scott Allen Keiffer, deceased (Klamath County Circuit Court Case No. 1401622CV), Grantor, conveys to Lisa Bruhn, Grantee, the following described real property commonly referred to as 329 McKinley Street, Klamath Falls, OR 97601 located in Klamath County, Oregon more particularly described as:

See Exhibit A, attached to and incorporated by this reference.

The true and actual consideration for this conveyance is \$30,000.

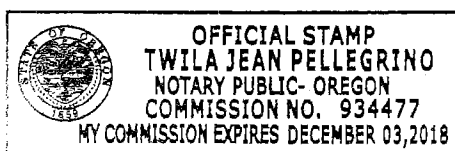
THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, IN ALL ZONES. 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, AND 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 OWNERWS, 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. THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY BE SUBJECT TO SPECIAL ASSESSMENT UNDER ORS 358.505.

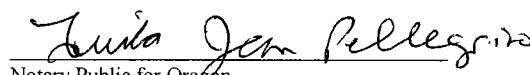
Dated this 12<sup>th</sup> day of October, 2018.

  
Mikayla G. Keiffer, Personal Representative of the  
Estate of Scott Allen Keiffer, deceased.

STATE OF Oregon     )  
                                  ) ss.  
County of Klamath    )

Personally appeared, Mikayla G. Keiffer, Personal Representative of the Estate of Scott Allen Keiffer, deceased, and acknowledged the foregoing to be her true act and deed. Before me:



  
Notary Public for Oregon  
My commission expires: 12-3-2018

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EXHIBIT "A"  
LEGAL DESCRIPTION

Lot 9 in Block 24 of FIRST ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.