

2018-015093

Klamath County, Oregon



00233406201800150930020022

12/18/2018 10:46:08 AM

Fee: \$87.00

**GRANTOR NAME AND ADDRESS:**

Eileen Louise Wallenhorst, Personal Representative  
47-020C Hui Iwa Place  
Kaneohe, Hawaii 96744

**GRANTEE NAME AND ADDRESS:**

Eileen L. Wallenhorst  
47-020C Hui Iwa Place  
Kaneohe, Hawaii 96744

**AFTER RECORDING RETURN TO:**

Neal G. Buchanan, Attorney  
435 Oak Avenue  
Klamath Falls OR 97601

**UNTIL A CHANGE IS REQUESTED**

**SEND TAX STATEMENTS TO:**

Grantee

**PERSONAL REPRESENTATIVE'S DEED**

THIS INDENTURE made this 10 day of Dec, 2018 by and between **Eileen Louise Wallenhorst, Personal Representative of the Estate of Jo Anne Wallenhorst, deceased, Klamath County Circuit Court Case No. 17PB07339** hereinafter called the First Party and **Eileen L. Wallenhorst**, Individually, hereinafter called the Second Party.

**WITNESSETH:**

For value received and the consideration hereinafter stated, the receipt whereof hereby being 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 assigns all the estate, right and interest of the said deceased at the time of decedent's death, and all the right, title and interest that the said estate of said deceased by operation of law or otherwise may have thereafter acquired in that certain real property situated in the County of Klamath, State of Oregon, legally described as follows, to wit:

Property A: Real property civilly described as 21173 & 21197 Harpold Road, Malin, Oregon and legally described as follows to-wit:

The N 1/2 NW1/4 of Section 8, Township 41 South, Range 12 East of the Willamette Meridian, lying North of the U.S.R.S Canal in Section 8, in the County of Klamath, State of Oregon.

SAVING AND EXCEPTING that portion more particularly described as follows:

Beginning at the Northwest corner of said Section 8, which lies on the centerline of Harpold Road, according to Survey #1521 as filed in the office of the County Surveyor; thence Easterly along the North line of said Section 8 to Northeast corner of the NW1/4 of said Section 8, said point being a fence corner according to Survey #1521; thence South 00° 01' East along a fence 264 feet; thence Westerly parallel to said North line to the West line of said section 8, said West line being the centerline of Harpold Road; thence North along said West line and the centerline of Harpold Road, 264 feet to the point of beginning.

Tax Account No.: 4112-00800-00400-000 Key No: 109055

Together with a certain mobile home bearing home ID 149073 and Serial #15379, X #24476

(civil of 21173 Harpold)

Together with a certain mobile home bearing home ID 310354 and Serial #FH3120177ABC06AC

(civil of 21197 Harpold)

Property B: Real property legally described as follows to-wit:

Parcel 1:

Parcel 1 of LP 35-10

Also described as

The N 1/2 SE 1/4 of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the West 435 feet of the NW 1/4 SE 1/4 of said Section.

Parcel 2:

A portion of the S 1/2 SE 1/4 of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point that is 647.40 feet East of the Southwest corner of the NW 1/4 SE 1/4 of Section 36, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon; thence East (along the 1/16 line) approximately 1992.6 feet to the section line common to Section 36 and Section 6; thence South approximately 200 feet to the Northerly right of way line of Paygr Way (County Road 1113); thence Westerly along the Northerly right of way line of Paygr Way (County Road 1113) to a point that is 65 feet South of the point of the beginning; thence North 65 feet to the point of the beginning.

TO HAVE AND TO HOLD the same unto the said Second Party and Second Party's assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00. However, the true and actual consideration consists of or includes other property or value given or promised which is the whole consideration, being distribution from out of the said estate pursuant to a General Judgment For Final Distribution.

**"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 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS, 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010."

IN WITNESS WHEREOF, the said First Party has executed this instrument the 10 day of December, 2018.

Eileen Louise Wallenhorst Greg  
Eileen Louise Wallenhorst, Personal Representative of the Estate of Jo Anne Wallenhorst

STATE OF Hawaii )  
City of Honolulu ) ss.  
County of Honolulu )

This record was acknowledged before me on the 10<sup>th</sup> day of December, 2018 by **Eileen Louise Wallenhorst, Personal Representative of the Estate of Jo Anne Wallenhorst**



[Signature]  
Signature of Notarial Officer  
Notary Public for the State of \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

Kathleen K. Paresa, Notary Public  
State of Hawaii  
My Commission Expires March 15, 2021



NOTARY CERTIFICATION  
Doc. Description: Personal Representation  
Deed  
Doc. Date: 12/10/18 # of Pages: 02 First Circuit  
Kathleen K. Paresa  
[Signature] 12/10/18  
Signature Date