

2019-009496

Klamath County, Oregon



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08/20/2019 08:43:33 AM

Fee: \$92.00

After recording, return to:

Brandsness, Brandsness & Rudd, P.C.
Attorneys at Law
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:

Brink Rental Homes II, LLC
833 E. Main Street
Klamath Falls, OR 97601

Grantor:

Kevin Brink, Personal Representative
of the Estate of Bruce E. Brink
1821 S Bascom Ave # 317
Campbell, CA 95008

Grantee:

Brink Rental Homes II, LLC
833 E. Main Street
Klamath Falls, OR 97601

DEED OF PERSONAL REPRESENTATIVE

Kevin Brink, Personal Representative of the Estate of Bruce E. Brink, deceased (Klamath County Circuit Court Case No. 18PB02337), Grantor, conveys to Brink Rental Homes II, LLC, an Oregon limited liability company, Grantee, the following described real property located in Klamath County, Oregon:

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

The true and actual consideration for this conveyance is \$0.00; estate distribution.

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 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. THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY BE SUBJECT TO SPECIAL ASSESSMENT UNDER ORS 358.505.

Dated this 13 day of August, 2019.

Kevin Brink, Personal Representative of the
Estate of Bruce E. Brink, deceased

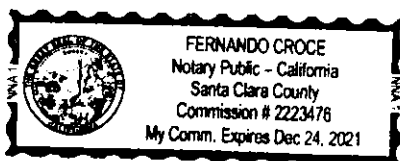
ACKNOWLEDGEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA)
) ss.
County of Santa Clara)

On August 15, 2019 before me, Frederick Case, Notary Public, personally appeared Kevin Brink, Personal Representative of the Estate of Bruce E. Brink, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument is the person or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



WITNESS my hand and official seal.

Notary Public for California
My Commission Expires: 12/24/2021

Exhibit A

Parcel 1:

Real property located at 205 Martin Street, Klamath Falls, Oregon, more commonly described as follows:

Lots 27, 28 and the Westerly one-half of Lots 29 and 30, Block 22, INDUSTRIAL 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

Map Tax Lot # R3809-033BA-03600-000

Property ID#R416972

Parcel 2:

Real property located at 319 Martin Street, Klamath Falls, Oregon, more commonly described as follows:

The Northwesterly one-half of Lot 19 and all of Lot 20, Block 21, INDUSTRIAL ADDITION to the City of Klamath Falls, in the County of Klamath, State of Oregon

Map Tax Lot #R3809-033AB-08400-000

Property ID#R418060

Parcel 3:

Real property located at 349 Martin Street, Klamath Falls, Oregon, more commonly described as follows:

Beginning at the most Southerly corner of Lot 5 in said Block 21; thence Northwesterly along the Northeasterly line of Martin Street a distance of 50 feet to the most Westerly corner of Lot 6 in said Block 21; thence Northeasterly along the line between Lots 6 and 7 in said block a distance of 50 feet; thence Southeasterly parallel with Martin Street a distance of 50 feet; thence Southwesterly along the line between Lots 5 and 6 in said block a distance of 50 feet to the point of beginning.

Map Tax Lot #R3809-033AB-09800-000

Property ID#R417944

Parcel 4:

Real property located at 823 Martin Street, Klamath Falls, Oregon, more commonly described as follows:

The North 40 feet of Lots 578 and 579, Block 115, MILLS 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

Map Tax Lot #R3809-033AC-17800-000

Property ID#R480839