

2019-012895

Klamath County, Oregon

**GRANTOR NAMES AND ADDRESSES:**

Van Limon Harris, Co-Personal Representative  
Estate of Flora Catherine Harris  
34331 Sprague River Road  
Sprague River, OR 97639



00249705201900128950020026

11/04/2019 09:24:56 AM

Fee: \$87.00

Thomas Mitchell Harris, Co-Personal Representative  
Estate of Flora Catherine Harris  
2154 Melrose Road  
Roseburg, OR 97471

**GRANTEES NAMES AND ADDRESS:**

Van L. Harris  
Tamara K. Harris  
34331 Sprague River Road  
Sprague River, OR 97639

**AFTER RECORDING RETURN TO:**

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

**UNTIL A CHANGE IS REQUESTED**

**SEND TAX STATEMENTS TO:**

Grantees

**PERSONAL REPRESENTATIVE'S DEED**

THIS INDENTURE made this 28th day of 2019, 2019 by and between Van Limon Harris and Thomas Mitchell Harris, Co- Personal Representatives of the Estate of Flora Catherine Harris, deceased, Klamath County Circuit Court Case No. 19PB02824, hereinafter called the First Party and Van L. Harris and Tamara K. Harris, husband and wife 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:

All that portion of the E½NE¼ lying Northeasterly of the Sprague River Highway in Section 26, Township 36 South, Range 11 East of the Willamette Meridian.

SAVING AND EXCEPTING THEREFROM that certain real property conveyed by a certain Warranty Deed recorded at Volume 2017-000237, records of Klamath County, Oregon.

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 the provisions of a LIMITED JUDGMENT DIRECTING CONVEYANCE OF REAL PROPERTY entered in such estate.

"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 24 day of October, 2019.

Van Limon Harris

Van Limon Harris, Co-Personal Representative of  
Estate of Flora Catherine Harris

Returned at Counter

IN WITNESS WHEREOF, the said First Party has executed this instrument the 28<sup>th</sup> day of 2019, 2019.

Thomas Mitchell Harris  
Thomas Mitchell Harris, Co-Personal  
Representative of Estate of Flora Catherine Harris

STATE OF OREGON                    )  
County of Klamath                ) ss.

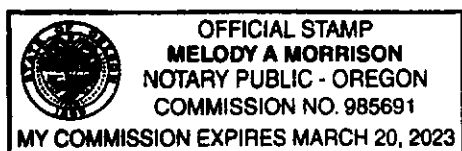
This record was acknowledged before me on the 24<sup>th</sup> day of October, 2019 by **Van Limon Harris, Co-Personal Representative of the Estate of Flora Catherine Harris**



Katie Shari Terrell  
Signature of Notary Public for the State of Oregon  
My Commission Expires: April 7, 2023

STATE OF OREGON                    )  
County of Douglas                ) ss.

This record was acknowledged before me on the 28 day of October, 2019 by **Thomas Mitchell Harris, Co-Personal Representative of the Estate of Flora Catherine Harris**



Melody Ann Morrison  
Signature of Notary Public for the State of Oregon  
My Commission Expires: March 20, 2023