

2020-011456

Klamath County, Oregon



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09/10/2020 11:04:37 AM

Fee: \$87.00

Returned at Counter

After recording, return to:
Brandsness, Brandsness & Rudd, P.C.
Attorneys at Law
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:
Linda L. Long
P.O. Box 545
Chiloquin, OR 97624

Grantor:

Linda L. Long, Personal Representative
of the Estate of Peter M. Bourdet
P.O. Box 545
Chiloquin, OR 97624

Grantee:

Linda L. Long
P.O. Box 545
Chiloquin, OR 97624

DEED OF PERSONAL REPRESENTATIVE

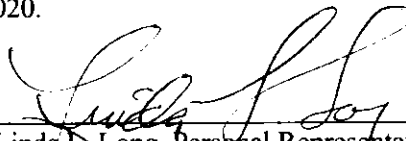
Linda L. Long, Personal Representative of the Estate of Peter M. Bourdet, deceased (Klamath County Circuit Court Case No. 17PB09281), Grantor, conveys to Linda L. Long, Grantee, the following described real property located in Klamath County, Oregon:

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

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

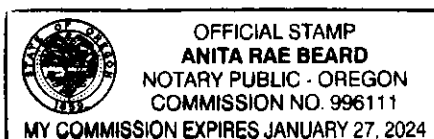
THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST 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.

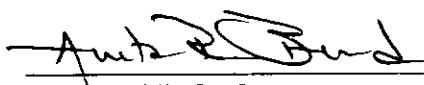
Dated this 9 day of September, 2020.


Linda L. Long, Personal Representative of the
Estate of Peter M. Bourdet, deceased.

STATE OF Oregon, County of Klamath) ss.

Personally appeared, Linda L. Long, Personal Representative of the Estate of Peter M. Bourdet, deceased, on this 9 day of September, 2020, and acknowledged the foregoing to be her true act and deed. Before me:




Notary Public for Oregon

My commission expires: January 27, 2024

Exhibit A

Real property located at 27233 Modoc Point Rd, Chiloquin, Oregon, consisting of 20 acres, commonly described as follows:

All in Township 36 South, Range 7 East, Willamette Meridian, Klamath County, Oregon.

Section 4: The S $\frac{1}{2}$ of Government Lot 13, EXCEPT that portion lying in Modoc Point Highway (SR 427); the S $\frac{1}{2}$ of Government Lot 14; Government Lots 18, 19, 23, 26 and 31. That portion of Government Lots 22, 27 and 30, described as follows: E $\frac{1}{2}$; E $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$; E $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$; E $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$; E $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$.

Section 9: That portion of Government Lot 1, described as follows:
Beginning at the Northwest corner of said Government Lot 1; thence East, along the North line of said Government Lot 1, 233 feet, more or less, to a point from which a tree bears North 25 feet, more or less and West 10 feet; thence Southerly 660 feet to a fence corner on the South line of said Government Lot 1; thence West 233 feet to the Southwest corner of said Government Lot 1; thence North 660 feet to the point of beginning.

Government Lots 2, 7, 8, 9, 10, 15, 16, 17 and 24; Government Lot 18 EXCEPT that portion lying in Modoc Point Highway (SR 427); all that portion of Government Lots 3, 6, 11 and 14, and the E $\frac{1}{2}$ of Government Lot 23 lying East of Modoc Point Highway (SR 427)

Acct No. R321930