

**2021-002948**

**Klamath County, Oregon**

03/01/2021 09:03:01 AM

Fee: \$87.00

After recording, mail to:

Melvin D. Ferguson  
Attorney at Law  
514 Walnut Avenue  
Klamath Falls, Oregon 97601

Send tax statements to:

Bertil John Hansen and  
Patricia Ann Hansen  
5181 Starlit Court  
Klamath Falls OR  
97603

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DEED OF PERSONAL REPRESENTATIVE

**Kathryn L. Mahoney**, Personal Representative of the **Estate of Dennis Joseph Mahoney**, deceased, under **Klamath County Circuit Court Case No. 18PB08008**, Grantor, conveys to **Bertil John Hansen and Patricia Ann Hansen**, as tenants by the entirety, Grantees, the following described real property located in Klamath County, Oregon, to-wit:

The NE1/4 NW1/4 SE1/4 of Section 31, Township 31 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Property ID:400104  
Map Tax Lot: 3711-03100-00800


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

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, 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.

Dated this 26 day of February, 2021.

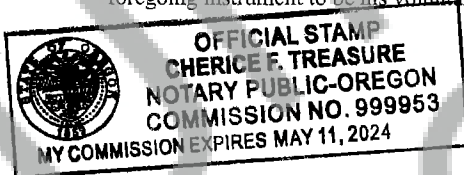
GRANTOR


  
Kathryn L. Mahoney, Personal Representative

  
Melvin D. Ferguson, Attorney for  
Personal Representative

STATE OF OREGON           )  
  ) ss.  
County of Klamath        )

Personally appeared the above-named Kathryn L. Mahoney and acknowledged the foregoing instrument to be his voluntary act. Before me this 26 day of February, 2021.



  
Notary Public for Oregon  
My Commission Expires: 5-11-24