



00275779202100037600010018

03/12/2021 01:38:04 PM

Fee: \$82.00

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

Send tax statements to:  
Shara Anderson-Kline  
4633 Marsh Hawk Drive  
Klamath Falls, OR 97601

**Grantor:**

Dorothy Hudson, Personal Representative  
of the Estate of Sharon Deane Fite  
2411 Lindley Way  
Klamath Falls, OR 97601

**Grantee:**

Shara Anderson-Kline  
4633 Marsh Hawk Drive  
Klamath Falls, OR 97601

DEED OF PERSONAL REPRESENTATIVE

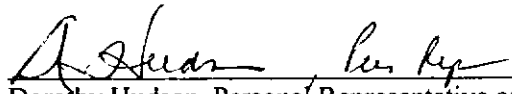
Dorothy Hudson, Personal Representative of the Estate of Sharon Deane Fite, deceased (Klamath County Circuit Court Case No. 20PB04047), Grantor, conveys to Shara Anderson-Kline, Grantee, the following described real property located in Klamath County, Oregon:

Lot 408, RUNNING Y RESORT, PHASE 6, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

The true and actual consideration for this conveyance is \$0; estate distribution.

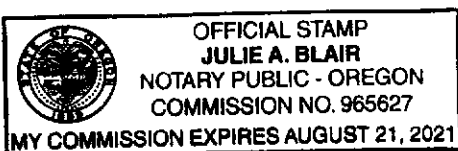
THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST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

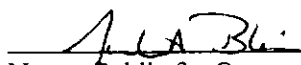
Dated this 8<sup>th</sup> day of February, 2021.

  
Dorothy Hudson, Personal Representative of the  
Estate of Sharon Deane Fite, deceased.

STATE OF Oregon     )  
                                  ) ss.  
County of Klamath    )

This instrument was acknowledged before me on February 8<sup>th</sup> 2021 by Dorothy Hudson, Personal Representative of the Estate of Sharon Deane Fite, deceased.



  
Notary Public for Oregon  
My commission expires: 8/21/2021