

After recording return to:

Cheryl Hearn, Trustee  
Hearn Family Trust  
801 Tradewinds Court  
Sun Valley, Nevada 89433

Until a change is requested, all tax statements  
shall be sent to the following address:

Cheryl Hearn, Trustee  
Hearn Family Trust  
801 Tradewinds Court  
Sun Valley, Nevada 89433

Consideration: Estate Distribution – Inheritance (\$0)

### DEED OF PERSONAL REPRESENTATIVE

Cheryl Hearn, the duly appointed, qualified, and acting Claiming Successor of the estate of Phyllis Hearn, deceased, Klamath County probate number 21PB00321, Grantor, hereby conveys to Cheryl Hearn, Trustee of the Hearn Family Trust dated May 29, 2009, Grantee, that real property situated in the County of Klamath, State of Oregon, described as follows, to wit:

**Block 78, Lot 25, 8<sup>th</sup> Addition to Nimrod River Park.**

Subject to all conditions, covenants, reservations, restrictions, easements, rights and rights of way of record, official records of Klamath County, State of Oregon.

The true consideration for this conveyance is Distribution from an Estate for an Inheritance for (\$0). However, the actual consideration consists of or includes other property or value given or promised which is either part or the whole consideration for this conveyance.

To have and to hold the same unto grantees and grantees' heirs, successors and assigns forever.

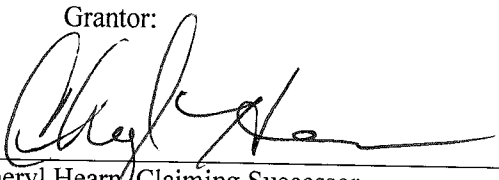
In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

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: May 27, 2021

Grantor:

  
Cheryl Hearn, Claiming Successor  
Estate of Phyllis Hearn

State of Nevada                    )  
  ) ss.  
County of Washoe                )

This instrument was acknowledged before me on May 27, 2021 by Cheryl Hearn, Claiming Successor of the Estate of Phyllis Hearn, Grantor.

  
Notary Public for Nevada  
My Commission Expires: August 23, 2021

