

AFTER RECORDING, RETURN TO:

Mika N. Blain
Blain Law, LLC
729 Pacific Terrace
Klamath Falls OR 97601

SEND TAX STATEMENTS TO:

Robert A. Bachich
Patricia L. Bachich
5173 Round Lake Road
Klamath Falls OR 97601

PERSONAL REPRESENTATIVE'S DEED

James Ross Cordonnier, Grantor, the duly appointed, qualified and acting personal representative of the estate of Brenda Kay Cordonnier, Klamath County Circuit Court Case No. 20PB08626, conveys to Robert A. Bachich and Patricia L. Bachich, husband and wife, Grantees, the parcel of land, and improvements and appurtenances thereto in the County of Klamath, State of Oregon, more particularly described as follows:

The S ½ of the NW ¼ of the NW ¼ of Section 16, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Klamath County Assessor's Map No. R-3908-00000-03100 and Tax Account No. 706846, more commonly referred to as 5173 Round Lake Road, Klamath Falls, Oregon 97601, being approximately 5 acres more or less; and

Klamath County Assessor's Map No. R-3908-00000-03100 and Tax Account No. 583835, more commonly referred to as 5175 Round Lake Road, Klamath Falls, Oregon 97601, being approximately 15 acres more or less.


The true and actual consideration for this transfer, stated in terms of dollars, is \$499,000.00.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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,

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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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 29 day of September 2021.


James Ross Cordonnier,
Personal Representative

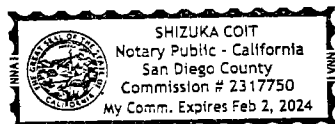
A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document."


STATE OF CALIFORNIA, County of San Diego ss.

On September 29th, 2021, before me, Shizuka Coit, Notary Public, personally appeared James Ross Cordonnier, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.




Notary Public for California

My Commission Expires: Feb. 02, 2024

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