

**2021-015056**

Klamath County, Oregon

10/05/2021 02:31:01 PM

Fee: \$92.00

THIS SPACE RESERVED FOR RECORD

Grantor:

Estate of David G. King

2312 4th AVE NE

Seattle WA 98109

Grantee:

Clay Miller and Brenda Miller

4505 Denver AVE

Klamath Falls OR 97603

AFTER RECORDING RETURN TO:

Clay Miller and Brenda Miller

4505 Denver AVE

Klamath Falls OR 97603

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

Clay Miller and Brenda Miller

4505 Denver AVE

Klamath Falls OR 97603

File No. 497990AM

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 2 day of October 2021, by and between
Deborah E. Overman the duly appointed, qualified and acting personal
representative of the estate of David G. King deceased, Probate Case No. 21PB06159, filed in Jackson County,
hereinafter called the first party, and

Clay Miller and Brenda Miller, as Tenants by the Entirety,

hereinafter called the second party;

WITNESSETH:

For value received and the consideration hereinafter stated, the receipt whereof hereby is acknowledged, the first party has
granted, bargained, sold and conveyed, and by these presents does grant, bargain, sell and convey unto the said second party
and second party's heirs, successors-in-interest and assigns all the estate, right and interest of the said deceased at the time of
the decedent's death, and all the right, title and interest that the said estate of said deceased by operation of the law or otherwise
may have thereafter acquired in that certain real property situated in the County of Klamath, State of Oregon, described as
follows, to-wit:

A parcel of land situated in the N1/2 of the SW1/4 of the NW1/4 of Section 11, Township 39 South, Range 9
East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point marked by an iron pin driven in the ground in the center line of a 60 foot roadway
from which the section corner common to Sections 2, 3, 10 and 11, Township 39 South, Range 9 East of the
Willamette Meridian, bears South 89° 44 1/2' West along the center line of said roadway, 1014.4 feet to a
point in the West boundary of said Section 11, and North 0° 13 1/2' West along the Section line 1662.5 feet;
running thence North 89° 44 1/2' East along the center line of above mentioned roadway, a distance of 67.5
feet; thence North 0° 7' West 331.7 feet, more or less to a point in the Northerly boundary of said N1/2 of
SW1/4 of NW1/4 of said Section 11; thence South 89° 47' West along said boundary line 67.5 feet; thence
South 0° 7' East 331.75 feet, more or less to the point of beginning.

EXCEPTING THEREFROM all that portion lying within Denver Avenue.

The true and actual consideration paid for this transfer, stated in terms of dollars is \$120,000. However, the actual
consideration consists of or includes other property or value given or promised which is part / whole of the consideration.

TO HAVE AND TO HOLD the same unto the said party, and second party's heirs, successors-in-interest and assigns forever.
IN WITNESS WHEREOF, the said first party has executed this instrument; if first party is a corporation, it has caused its
name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Executed this 4 day of October 2021

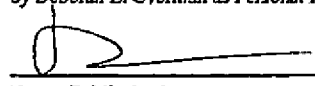


Personal Representative for the Estate of
David G. King Deceased.

STATE of WA, County of King) ss.

This instrument was acknowledged before me on October 4 2021

by Deborah E. Overman as Personal Representative for the Estate of David G. King


Notary Public for Oregon
My commission expires 5/4/2024

Danny Molano
Notary Public
State of Washington
Commission Number 20105172
My Commission Expires
05/04/2024

100 S. Oakdale Ave Medford Oregon 97501

Case No: 21PB06159

Deceased

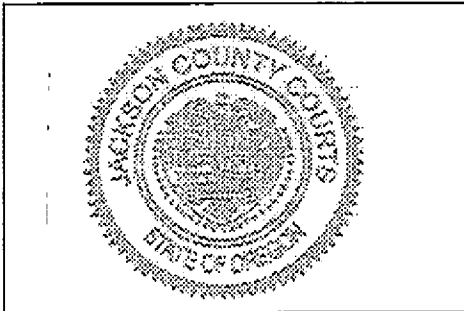
The court certifies that:

Deborah E Overman has been appointed Personal Representative of the will and estate of the decedent.

Signed: 7/28/2021 03:33 PM

Clinton Miller

Court Clerk, (signature)

Print Name

Date _____

Court Clerk, (signature)

Print Name