



After recording return to:  
Valerie Grace Steffen  
1229 Hilton Drive  
Klamath Falls, OR 97603-5254

Until a change is requested all tax  
statements shall be sent to:  
Valerie Grace Steffen  
1229 Hilton Drive  
Klamath Falls, OR 97603-5254

File No.: 7161-3824175 (SA)

Date: October 15, 2021

THIS SPACE RESERVED FOR RECORD

2021-015762

Klamath County, Oregon

10/19/2021 02:24:01 PM

Fee: \$87.00

#### PERSONAL REPRESENTATIVE'S DEED

Miranda Tremblay the duly appointed, qualified and acting personal representative of the estate of Brent A. Tremblay, deceased, conveys to Valerie Grace Steffen that certain real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**LOT 6, BLOCK 13 OF TRACT NO. 1003 KNOWN AS THIRD ADDITION TO MOYINA,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY  
CLERK OF KLAMATH COUNTY, OREGON.**

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$305,000.00.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 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.

APN: 453351

Personal Representative's Deed  
- continued

File No.: 7161-3824175 (SA)  
Date: October 15, 2021

Dated this 18 day of October, 2021.

The heirs or devisees of Brent A. Tremblay, deceased

By: Miranda Tremblay  
Miranda Tremblay as Personal Representative

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 18 day of October, 2021  
by Miranda Tremblay, as personal representative of the estate of Brent A. Tremblay



Sarah F. Amaya  
Notary Public for Oregon  
My Commission Expires: 1/23/2023