

Parks & Ratliff
Returned at Counter

AFTER RECORDING RETURN TO:

Parks & Ratliff
620 Main Street
Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS:

Larry Kliewer, Personal Representative of
The Estate of Marie Jean Kliewer
3360 Cross Road
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS:

Larry M. Kliewer, Maxine M. Smith & Tamra M. Kellom
3360 Cross Road
Klamath Falls, OR 97603

SEND TAX STATEMENTS TO:

3360 Cross Road
Klamath Falls, OR 97603

2021-017719

Klamath County, Oregon



11/30/2021 10:46:30 AM

Fee: \$87.00

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 29th day of ^{November}~~December~~, 2021, by and between Larry Kliewer, the duly appointed, qualified and acting personal representative of the Estate of Marie Jean Kliewer, deceased, hereinafter called the first party, and Larry M. Kliewer, Maxine M. Smith and Tamra M. Kellom, as tenants in common, 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 second party and the second party's heirs, successors-in-interest and assigns all the estate, right and interest of the deceased at the time of decedent's death, and all the right, title and interest that the estate of the deceased by operation of 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 portion of Lot 5, Block 2, Subdivision of Tract 2B and 3 HOMEDALE, in the County of Klamath, State of Oregon, more particularly described as follows: Beginning at the Northwest corner of Lot 5; thence South 59°53' East 90 feet; thence South 06°53' West 294.4 feet to the Southerly line of Lot 5; thence Northwest 78 feet more or less to the Southwest corner of Lot 5; then North 04°19' East 294.9 feet more or less to the point of beginning.

Subject to:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Enterprise Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, as per Ordinance No. 29, recorded May 24, 1983 in Book M-83, at page 8062 Microfilm Records.
3. Reservations, contained in Deed dated March 17, 1931, recorded November 7, 1931 in Book 94 at page 313 by M. G. MacNevin and Josephine M. Mac Nevin.

TO HAVE AND TO HOLD the same unto the second party, and second party's heirs, successors-in-interest and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; i.e., distribution of the assets of the Estate of Marie Jean Kliewer, Klamath County Circuit Court Case No. 21PB04958.

IN WITNESS WHEREOF, the first party has executed this instrument the day and year first hereinabove written.

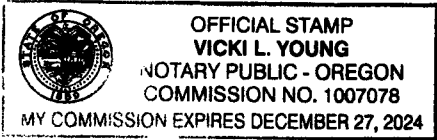
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 INQUIRY 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, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Larry Kliever
Larry Kliever,
Personal Representative

STATE OF OREGON; County of Klamath) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 29th day of ~~December~~ ^{November} 2021, by Larry Kliever, as personal representative of the Estate of Marie Jean Kliever.



Vicki L. Young
NOTARY PUBLIC FOR OREGON
My Commission expires: 12-27-2024