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Brandsness, Brandsness & Rudd, P.C.
Attorneys at Law
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:
Balin Farm Trust
13600 Homedale Road
Klamath Falls, OR 97603

Grantor:

Henry C. Williams, Personal Representative
of the Estate of Elizabeth Anna Williams
659 Golden Peak Drive
Central Point, OR 97502

Grantee:

Balin Farm Trust
13600 Homedale Road
Klamath Falls, OR 97603

2022-002399
Klamath County, Oregon



02/25/2022 09:10:27 AM

Fee: \$87.00

DEED OF PERSONAL REPRESENTATIVE

Henry C. Williams, Personal Representative of the Estate of Elizabeth Anna Williams, deceased (Klamath County Circuit Court Case No. 21PB08575), Grantor, conveys to the Balin Farm Trust, an Oregon Business Trust dated October 21, 1988, Grantee, its interest in the following described real property located in Klamath County, Oregon:

PARCEL 1:

Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon
Section 11: SE1/4

PARCEL 2:

All of the East half of said Section 12 which lies Westerly of the West Boundary Line of the United States C Canal as conveyed to the United States of America by Warranty Deed recorded June 6, 1908, Volume 24 page 250 and South of a line parallel to and 677 feet South of the center line of the County Road known as the Cross Road.

PARCEL 3:

All of the N1/2 NW1/4 of said Section 12 which lies South of a line parallel to and 677 feet South of the center line of the County Road known as the Cross Road.

PARCEL 4:

All of the SE1/4 NW1/4 and NE1/4 SW1/4 of said Section 12.

EXCEPTING THEREFROM that portion conveyed to Great Northern Railway Company by Deed dated April 27, 1931, recorded April 27, 1931 in Deed Volume 95, Page 147, Deed Records of Klamath County, Oregon.

The true and actual consideration for this conveyance is fulfillment deed.

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, IN ALL ZONES. 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, AND 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 OWNERWS, 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. THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY BE SUBJECT TO SPECIAL ASSESSMENT UNDER ORS 358.505.

Dated this 22 day of February, 2022.



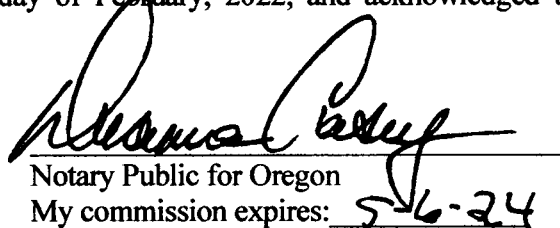
Henry C. Williams, Personal Representative
of the Estate of Elizabeth Anna Williams

STATE OF OREGON)

) ss.

County of Jackson)

Personally appeared, Henry C. Williams, Personal Representative of the Estate of Elizabeth Anna Williams, deceased, Grantor, on this 22 day of February, 2022, and acknowledged the foregoing to be his true act and deed. Before me:



Notary Public for Oregon
My commission expires: 5-6-24