

RECORDING REQUESTED BY:



180 Lithia Way, Ste 101
Ashland, OR 97520

2022-002698

Klamath County, Oregon

03/03/2022 02:25:02 PM

Fee: \$87.00

GRANTOR'S NAME:

The Estate of Lewis Webber, deceased

GRANTEE'S NAME:

Kendrek Thomas and Silvia Lopez Cerdenet

AFTER RECORDING RETURN TO:

Kendrek Thomas and Silvia Lopez Cerdeneta
4767 Lombard Drive
Klamath Falls, OR 97603

SEND TAX STATEMENTS TO:

Kendrek Thomas and Silvia Lopez Cerdeneta
4767 Lombard Drive
Klamath Falls, OR 97603-8187

R879931, R-3909-013Bb-03500-000
4767 Lombard Drive, Klamath Falls, OR 97603-8187

SPACE ABOVE THIS LINE FOR RECORDER'S USE

PERSONAL REPRESENTATIVE'S DEED

Kendrek E. Thomas, the duly appointed, qualified and acting personal representative of the estate of Lewis Webber, deceased, pursuant to proceedings filed in Circuit Court for Klamath County, Oregon, Case No. **21PB06279**, Grantor, conveys to **Kendrek Thomas and Silvia Lopez Cerdeneta, as tenants by the entirety**, Grantee, all the estate, right and interest of the above named deceased at the time of the deceased's death, and all the right, title and interest that the above named estate of the deceased by operation of law or otherwise may have acquired afterwards, in and to the following described real property:

Lot 6 in Block 6 of TRACT 1299-SECOND ADDITION TO FERNDAL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true consideration for this conveyance is Three Hundred Thirty Thousand And No/100 Dollars (**\$330,000.00**).

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.

PERSONAL REPRESENTATIVE'S DEED

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

The Estate of Lewis Webber, deceased

By: Kendrek E. Thomas Representative
Kendrek E. Thomas, Personal Representative

03/01/2022
Date

State of Oregon
County of Clatsop

This instrument was acknowledged before me on 17 MARCH 2022 by Kendrek E. Thomas, as Personal Representative for The Estate of Lewis Webber, deceased.

Marla W
Notary Public - State of Oregon

My Commission Expires: 3/10/2023

