

2022-010089

Klamath County, Oregon



00304858202200100890020021

08/18/2022 01:48:26 PM

Fee: \$87.00

After Recording Return to:

Maura K. Roberts, OSB#144756
Thorp, Purdy, Jewett, et al.
1011 Harlow Road, Suite 300
Springfield, OR 97477

Until a change is requested,

send all tax statements to:

Mikala Sharr
P.O. Box 713
Pleasant Hill, OR 97455

Cody Sharr
1056 Mazama Ave.
Lebanon, OR 97355

PERSONAL REPRESENTATIVE'S DEED

Bradley D. Williamson, Personal Representative of the Estate of Timothy A. Sharr, deceased, Lane County Circuit Court Case No. 21PB08646, Grantor, conveys to Cody J. Sharr and Mikala N. Sharr, as tenants in common, Grantees, all of the interest the Estate of Timothy A. Sharr has by operation of law or otherwise, in the real property located at 123647 Cruikshank Dr., Crescent Lake, Klamath County, Oregon 97733, and more fully described as:

Lots 24 and 25 in Block 8 of TRACT NO. 1123, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Map and Tax Lot: 2607-001C0-08000

The said property is free of encumbrances except for covenants, conditions, encumbrances, easements, and other restrictions of record.

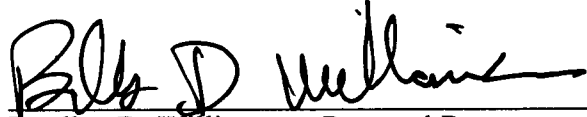
The true and actual consideration for this conveyance is: other; distribution from estate per Court Order dated August 15, 2022.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Notarial acknowledgment on following page

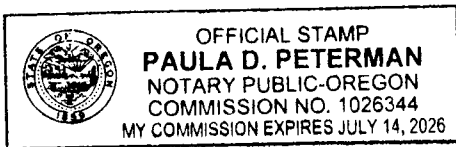
DATED this 15th day of August, 2022.

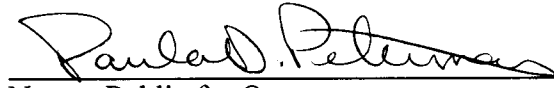
Estate of Timothy A. Sharr, deceased


Bradley D. Williamson, Personal Representative

STATE OF OREGON)
 ss.
County of Lane)

The above instrument was acknowledged before me by Bradley D. Williamson, Personal Representative of the Estate of Timothy A. Sharr, deceased, on this 15th day of August, 2022.




Notary Public for Oregon

(1018603)