

WFG Title 23-118726 LO

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File No.: 23-118726

2023-002452

Klamath County, Oregon

04/05/2023 03:11:01 PM

Fee: \$92.00

Grantor
The Heirs and Devisees of Jesse Woodroe Overstreet, deceased c/o Martin Elliott & Snell, PC, PO Box 575 Tualatin, OR 97062
Grantee
Geronimo Ortega Vidrio and Noemi Silva Romero 2020 Fargo Street Klamath Falls, OR 97603
After recording return to
Geronimo Ortega Vidrio and Noemi Silva Romero 2020 Fargo Street Klamath Falls, OR 97603
Until requested, all tax statements shall be sent to
Geronimo Ortega Vidrio and Noemi Silva Romero 2020 Fargo Street Klamath Falls, OR 97603 Tax Acct No(s): R-3909-002BC-04400-000, 516588

Reserved for Recorder's Use

PERSONAL REPRESENTATIVE DEED

Susan E. Snell, Personal Representative of the Estate of Jesse Woodroe Overstreet, Klamath County Circuit Court Case No. 22PB09212, Grantor, conveys to Geronimo Ortega Vidrio and Noemi Silva Romero, Grantee, the following real property described in the attached Exhibit A.

The true consideration for this conveyance is **\$170,000.00**. (Here comply with requirements of ORS 93.030)

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.

Executed this 3 day of April, 2023

The Heirs and Devisees of Jesse Woodroe Overstreet, deceased

By:

Susan E. Snell
Susan E. Snell, Personal Representative

STATE OF OREGON

COUNTY OF ~~CLATSOP~~ Washington

This instrument was acknowledged before me this 3rd day of April, 2023 by Susan E. Snell, as Personal Representative, of The Heirs and Devisees of Jesse Woodroe Overstreet, deceased, on behalf of the estate.

Kelly L. Reed
Notary Public for Oregon

My Commission Expires: 8-11-23

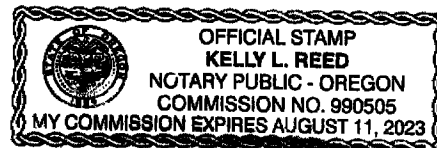


EXHIBIT "A"
LEGAL DESCRIPTION

Lot 6 in Block 4 of Pleasant View Tracts, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.