

AFTER RECORDING RETURN TO:

Nathan J. Ratliff  
Parks & Ratliff, P.C.  
620 Main Street  
Klamath Falls OR 97601

**2023-004049**

Klamath County, Oregon

05/26/2023 12:49:01 PM

Fee: \$87.00

GRANTOR'S NAME AND ADDRESS:

Rogatian Urassa and  
Paul Kenneth Morton  
Co-Personal Representatives of the Estate of  
Mary Ann Hawkins  
c/o Parks & Ratliff, P.C.  
620 Main Street  
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS:

Sharon M. Reagan and Ramon A. Burns Jr  
and David A. Burns  
P. O. Box 131  
Williams, OR 97544

SEND TAX STATEMENTS TO:

Sharon M. Reagan  
Ramon A. Burns  
David A. Burns  
P. O. Box 131  
Williams, OR 97544

**PERSONAL REPRESENTATIVE'S DEED**

THIS INDENTURE Made this 16<sup>th</sup> day of May, 2023, by and between **ROGATIAN URASSA and PAUL KENNETH MORTON**, the duly appointed, qualified and acting co-personal representatives of the estate of **MARY ANN HAWKINS**, deceased, hereinafter called the first party, and **SHARON M. REAGAN and RAMON A. BURNS,\***as Tenants by the Entirety, and **DAVID A. BURNS**, all with Rights of Survivorship, hereinafter called the second party; **WITNESSETH:**

\*Jr.

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:

Lot 7 Block 6 of the Original Town of Linkville, now the City of Klamath Falls,  
according to the official plat thereof on file in Klamath County, Oregon.

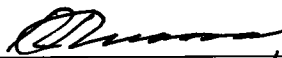
Property ID No.: 475738  
Map Tax Lot No.: 3809-032AC-07200

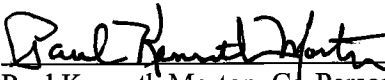
TO HAVE AND TO HOLD the same unto the second party, and second party's heirs, successors-in-interest and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$190,000.00.

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

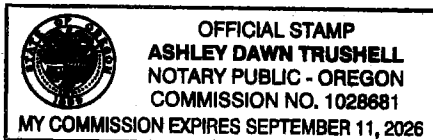
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2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

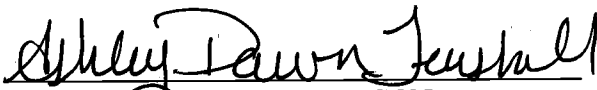
 Co-personal Rep.  
Rogatian Urassa, Co-Personal Representative

 co-personal representative  
Paul Kenneth Morton, Co-Personal Representative

STATE OF OREGON; County of Klamath ) ss.

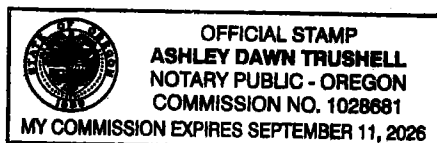
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 16 day of May, 2023, by Rogatian Urassa, as co-personal representative of the Estate of Mary Ann Hawkins.




  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 9/11/2026

STATE OF OREGON; County of Klamath ) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 16 day of May, 2023, by Paul Kenneth ~~Morton~~ Morton, as co-personal representative of the Estate of Mary Ann Hawkins.



  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 9/11/2026