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File No.: 23-130944

2023-005893

Klamath County, Oregon

07/17/2023 11:59:02 AM

Fee: \$92.00

Grantor
The Heirs and Devisees of Gail A. Gullo PO Box 575 Tualatin, OR 97062
Grantee
AC and Sons Investments LLC 6200 NW 10th Street Terrebonne, OR 97760
After recording return to
The Heirs and Devisees of Gail A. Gullo PO Box 575 Tualatin, OR 97062
Until requested, all tax statements shall be sent to
AC and Sons Investments LLC 6200 NW 10th Street Terrebonne, OR 97760 Tax Acct No(s): R-2310-036D0-08500-000, 142090

Reserved for Recorder's Use

PERSONAL REPRESENTATIVE DEED

Susan E. Snell, Personal Representative of the Estate of Gail Ann Gullo, Klamath County Circuit Court Case No. 22PB10129, Grantor, conveys to AC and Sons Investments LLC, an Oregon Limited Liability Company, Grantee, the following real property described in the attached Exhibit A.

The true consideration for this conveyance is **\$74,000.00**. (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 12th day of July, 2023

The Heirs and Devises of Gail A. Gullo

By: 
Susan E. Snell, Personal Representative

STATE OF OREGON
COUNTY OF WASHINGTON

This instrument was acknowledged before me this 12th day of July, 2023 by Susan E. Snell, as Personal Representative, of The Heirs and Devises of Gail A. Gullo, on behalf of the estate .


Notary Public for Oregon

My Commission Expires: 8-11-23

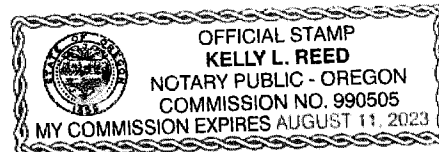


EXHIBIT "A"
LEGAL DESCRIPTION

Lot 5, Block 11, SUN FOREST ESTATES TRACT 1060, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon