



THIS SPACE RESERVED FOR RECORDER'S USE

Grantor:

The Estate of Amos Aston
123420 Cruikshank Dr
Crescent Lake, OR 97733

Grantee:

James Kirk Jr. and Tami Kirk
490 N 6th St
Harrisburg, OR 97446

AFTER RECORDING RETURN TO:

James Kirk Jr. and Tami Kirk
490 N 6th St
Harrisburg, OR 97446

Until a change is requested all tax statements
shall be sent to the following address:

James Kirk Jr. and Tami Kirk
490 N 6th St
Harrisburg, OR 97446

File No. 604260AM

PERSONAL REPRESENTATIVE'S DEED

THIS INDENTURE Made this 21 day of August, 2023, by and between
Debra Shield the duly appointed, qualified and acting personal representative of the estate of Amos A. Aston,
deceased, Probate Case No. 22PB06394, filed in Klamath County,
hereinafter called the first party, and

James Kirk Jr. and Tami Kirk, as Tenants by the Entirety,

hereinafter called the second party;

WITNESSETH:

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 said second party and second party's heirs, successors-in-interest and assigns all the estate, right and interest of the said deceased at the time of the decedent's death, and all the right, title and interest that the said estate of said deceased by operation of the 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:

A parcel of land situate in the NW1/4 SW1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the quarter section corner common to Sections 19 and 20, Township 28 South, Range 8 East of the Willamette Meridian; thence North 89°46' East, along the North line of the NW1/4 SW1/4 of said Section 20, a distance of 316 feet to the true point of beginning of this description, said point being located on the Southeasterly line of the right of way of U.S. Highway No. 97; thence from said true point of beginning North 89°46' East, continuing along the North line of the NW1/4 SW1/4 of said Section 20, a distance of 223 feet; thence South 16°53' West 300 feet; thence South 89°46' West 223 feet to a point on the Southeasterly line of said Highway No. 97; thence North 16°53' East, along said Southeasterly right of way line, a distance of 300 feet to the true point of beginning.

The true and actual consideration paid for this transfer, stated in terms of dollars is \$35,000.00. However, the actual consideration consists of or includes other property or value given or promised which is part / whole of the consideration.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

2808-020B0-04300 87122

TO HAVE AND TO HOLD the same unto the said party, and second party's heirs, successors-in-interest and assigns forever.
IN WITNESS WHEREOF, the said first party has executed this instrument; if first party is a corporation, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

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 21 day of August, 2023

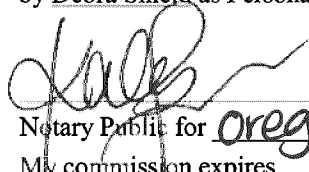


Debra Shield Personal Representative for the Estate of
Amos A. Aston, Deceased.

STATE of Oregon, County of Deschutes) ss.

This instrument was acknowledged before me on August 21, 2023

by Debra Shield as Personal Representative for the Estate of Amos A. Aston.


Notary Public for Oregon
My commission expires 02/25/2025

