

**After recording return  
original instrument to:**  
Robert S. Miller III, Attorney  
Bandon Professional Center  
1010 1st St SE Ste 210  
Bandon OR 97411

**Send tax statements to:**  
Kristina Werner Brookshier  
P.O. Box 94, Langlois OR 97450

---

**DEED**

Property: A parcel of land situate in the W  $\frac{1}{2}$  SE  $\frac{1}{4}$  NE  $\frac{1}{4}$  of Section 32, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows: Beginning at a point on the South line of the NE  $\frac{1}{4}$  of Section 32, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, from which the quarter corner common to Sections 32 and 33 bears North 89 degrees 34' East 1,002 feet distant; thence North 0 degrees 06' East 1,008.65 feet to the Southerly line of the Klamath Falls-Ashland State Highway No. 66; thence South 72 degrees 21' West 340.1 feet; thence South 0 degrees 06' West 907.8 feet; thence North 89 degrees 34' East 324 feet to the point of beginning.

EXCEPTING THEREFROM a parcel of land situated in the W  $\frac{1}{2}$  SE  $\frac{1}{4}$  NE  $\frac{1}{4}$  of Section 32, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows: Beginning at a  $\frac{1}{2}$  inch iron rod on the Southeasterly right of way line of the Klamath Falls-Ashland State Highway No. 66 from which a brass cap monument with a stone marked "  $\frac{1}{4}$  " adjacent to it marking the  $\frac{1}{4}$  corner common to Section 32 and 33 bears South 50 degrees 01' 11" East 1,488.33 feet; thence South 00 degrees 06' West 964.93 feet to a  $\frac{1}{2}$  inch iron rod, said point also being the South line of the NE  $\frac{1}{4}$  of said Section 32; thence South 89 degrees 34' 00 West 183.81 feet to a  $\frac{1}{2}$  inch iron rod; thence North 00 degrees 06' 00" East 907.80 feet more or less to a  $\frac{1}{2}$  inch iron rod on the Southerly line of the Klamath Falls-Ashland State Highway No. 66; thence North 72 degrees 21' East 193.00 feet along the said right of way line of said highway to the point of beginning.

Grantor: Christina Werner Brookshier, Trustee, The Joann M. Blackmore-Mattos 1999 Trust  
*care of address:* P.O. Box 94, Langlois OR 97450

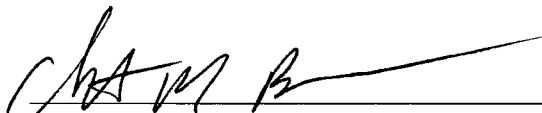
Grantee: Christina Werner Brookshier  
*care of address:* P.O. Box 94, Langlois OR 97450

Consideration: The consideration for this conveyance consists of other property and other value. ORS 93.030

**Grantor hereby conveys all its right, title, and interest in Property to Grantee for Consideration.**

ORS 93.040 Statutory Disclaimer: BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

So conveyed:



Signature of Christina Werner Brookshier, Trustee,  
The Joann M. Blackmore-Mattos 1999 Trust

Oct 25, 2023

Date Signed

STATE OF OREGON )

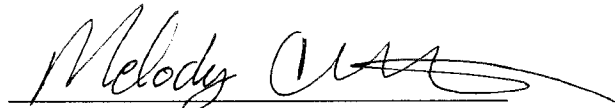
) ss.

County of Coos )

\_\_\_\_\_ )

Christina Werner Brookshier, in her capacity as Trustee of the Joann M. Blackmore-Mattos 1999 Trust, appeared before me acknowledged this Deed on this date:

October 25, 2023.



Signature of Notary Public for Oregon

My Commission Expires: 2-21-2026

