



After recording return to:  
Nuri Kim Hegelmeyer and Chad  
Nicholas Hegelmeyer  
900 Loma Linda Drive  
Klamath Falls, OR 97601

Until a change is requested all tax  
statements shall be sent to:  
Nuri Kim Hegelmeyer and Chad  
Nicholas Hegelmeyer  
900 Loma Linda Drive  
Klamath Falls, OR 97601

File No.: 7161-4152037 (SA)  
Date: April 12, 2024

THIS SPACE RESERVED FOR RECORDER'S USE

### PERSONAL REPRESENTATIVE'S DEED

Amanda Kristen Dunlap the duly appointed, qualified and acting personal representative of the estate of Harold E. Haflinger, II, deceased, Probate No. 23PB09919, conveys to Nuri Kim Hegelmeyer and Chad Nicholas Hegelmeyer, as tenants by the entirety that certain real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**Lot 28 of LOMA LINDA HEIGHTS, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.**

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$390,000.00.

APN: 218400

Personal Representative's Deed  
- continued

File No.: 7161-4152037 (SA)

Date: April 12, 2024

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.

Dated this 7 day of May, 2024.

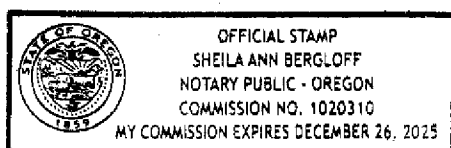
Estate of Harold E. Haflinger, II, deceased Probate  
No. 23PB09919

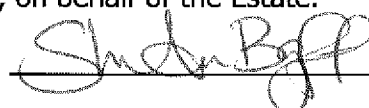
By: 

Amanda Kristen Dunlap as Personal  
Representative

STATE OF Oregon                    )  
  )ss.  
County of Klamath                )

This instrument was acknowledged before me on this 7<sup>th</sup> day May,  
2024 by Amanda Kristen Dunlap, as personal representative of the estate of Harold E.  
Haflinger, II, deceased Probate No. 23PB09919, on behalf of the Estate.





Notary Public for Oregon

My Commission Expires: December 26, 2025