

POWER OF ATTORNEY

Tamera A. Bechen  
61177 Kepler ST  
Bend OR 97702

to

Denise L. Long  
3285 Thomsen Rd  
Hood River, OR 97031

AFTER RECORDING RETURN TO:

AmeriTitle, LLC  
404 Main St., Ste. 1  
Klamath Falls, OR 97601  
NAME, ADDRESS, ZIP

POWER OF ATTORNEY TO SELL REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, That I, Tamera A. Bechen have made, constituted and appointed, and by these presents do hereby make, constitute and appoint Denise L. Long my true and lawful attorney in fact ("my attorney") for me and in my name, place and stead, and for my use and benefit to: Execute any and all documents necessary to sell and convey, mortgage and hypothecate, including but not limited to deeds, contracts, earnest money agreements, escrow instructions, miscellaneous lender originated documents, and to receive and to disburse any and all funds CONCERNING the following described property:

NKA Nu- k-Sham St., Klamath Falls, OR 97601 and more particularly described as follows:  
Lot 9, Block 5 Arrowhead Village, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

with all the privileges and appurtenances thereunto belonging or in anywise appertaining, and for me and in my name to make out, execute, acknowledge and deliver proper deeds of conveyance of the same with or without covenants of seisin, freedom from encumbrances and warranty.

GIVING AND GRANTING unto my attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my attorney or my attorney's substitute or substitutes shall lawfully do or cause to be done by virtue of these presents.

In construing this instrument and where the context so requires, the singular includes the plural.

Dated July 27, 2024.

Tamera A. Bechen  
Tamera A. Bechen

STATE OF Oregon  
COUNTY OF Deschutes

On this 27<sup>th</sup> day of July, 2024, personally appeared the above named Tamera A. Bechen and acknowledged the foregoing instrument to be his/her voluntary act.



Before me: Jean Marie Bryant  
Notary Public for Oregon  
My commission expires 02-13-2027