

Document type: PERSONAL REPRESENTATIVE 'S DEED
Consideration: NONE – ESTATE DISTRIBUTION

Grantor:
Kristin McAuliffe, Personal Representative of the
Estate of Mickey Joe Kincheloe, Deceased

Grantee:
Kristin McAuliffe, Wesley Kincheloe, and Jeffrey Kincheloe

Address for Tax Statements:
Kristin McAuliffe
1625 Best Lane
Eugene, OR 97401

2024-007364
Klamath County, Oregon



After recording, return to:
Amber Gies, OSB#144123
Gies Law, LLC
455 S 4th Street, Suite 1
Coos Bay, OR 97420

08/23/2024 10:35:47 AM

Fee: \$87.00

PERSONAL REPRESENTATIVE'S DEED

Kristin McAuliffe, Personal Representative of the Estate of Mickey Joe Kincheloe, Coos County Circuit Court, Probate Department, Case No. 23PB09748 Grantor, conveys to **Kristin McAuliffe, Wesley Kincheloe, and Jeffrey Kincheloe**, Grantees, as tenants in common, all of the estate's interest in following-described real property situated in **Klamath County**, State of Oregon:

That portion of the S1/2SW1/4SE1/4 of Section 25 lying westerly of the center line of the present Williamson River channel and the SE1/2SE1/4SW1/4 of Section 25, Township 32 South, Range 7 East of the Willamette Meridian.

Subject to reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

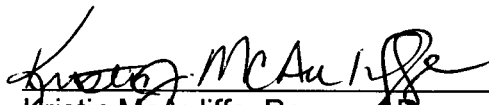
TO HAVE AND TO HOLD the above described and granted premises unto the said grantee, their heirs and assigns forever.

The true and actual consideration of this conveyance in terms of dollars is **NONE**. This is being transferred for estate administration purposes only.

PURSUANT TO ORS 93.040: 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.

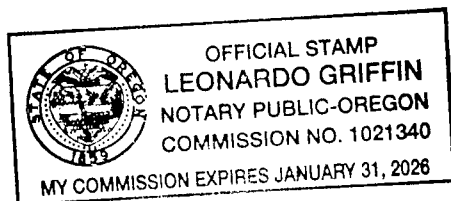
DATED this 13 day of August 2024.



Kristin McAuliffe, Personal Representative of the Estate of Mickey Joe Kincheloe, Grantor

STATE OF OREGON)
COUNTY OF Lane) ss.

Personally appeared before me this 13th day of August 2024, the above-named Kristin McAuliffe, Personal Representative of the Estate of Mickey Joe Kincheloe, Grantor, and acknowledged the foregoing instrument to be her voluntary act and deed.





Notary Public for Oregon

My Commission Expires: January 31st, 2026