

After recording return to:
Strohman Ford, LLC
1200 Executive Parkway, Suite 100
Eugene, Oregon 97401



09/26/2024 10:29:36 AM Fee: \$82.00

Send Tax Statements to:
Ricky G. Coven
650 Dublin Avenue
Eugene, OR 97404

PERSONAL REPRESENTATIVE’S DEED

Jerry Coven, the duly appointed, qualified, and acting Personal Representative for the Estate of Theodore J. Coven, in Lane County Circuit Court Case No. 23PB07053, Grantor, conveys to Ricky G. Coven, Grantee, the following-described real property located in Klamath County, Oregon:

The South one-half of the South one-half of the Southeast one-quarter of the Northwest one-quarter of Section 10, Township 23 South, Range 10 East, Willamette Meridian, Klamath County, Oregon.

Address: 151346 Beal Rd., La Pine, OR 97739
Map & Tax Lot No.: 2310-01000-00700; Tax Account No.: 135437

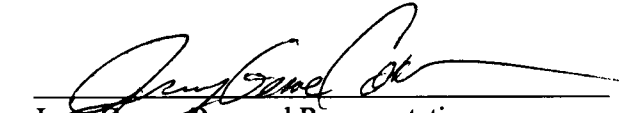
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration. This is an inheritance from an estate being administered under Oregon Revised Statutes 116, and any successor or related statutes.

In construing this deed where the context so requires, the singular includes the plural and all grammatical changes shall be made so that the provisions hereof apply equally to entities and individuals.

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.

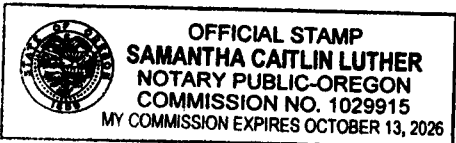
DATED: 9/20/24.

GRANTOR:


Jerry Coven, Personal Representative
Estate of Theodore J. Coven

STATE OF OREGON)
) ss.
County of Lane)

Personally appeared before me on September 20, 2024, the above-named Jerry Coven and acknowledged the foregoing instrument to be his/her voluntary act and deed as Personal Representative for the Estate of Theodore J. Coven.




Notary Public for Oregon