

2024-009845

Klamath County, Oregon



00335600202400098450020022

11/12/2024 02:25:19 PM

Fee: \$87.00

Ruark Mershon
3114 Hillside Drive
Highland Village, TX 75077

After recording return to:
Same as above

All tax statements must be sent to
the following address:
Same as above

DEED OF PERSONAL REPRESENTATIVE

Ruark Mershon, the duly appointed, qualified, and acting personal representative of the estate of Helen Littlepage Mershon, deceased, Multnomah County probate number 23PB11132, grantor, hereby conveys to Ruark Mershon, grantee, that real property situated in Klamath County, Oregon, described as follows:

Lot One (1), Block Five (5) SPRAGUE RIVER, according to the official plat on record in Klamath County, Oregon.

This property is free from encumbrances except for those of record.

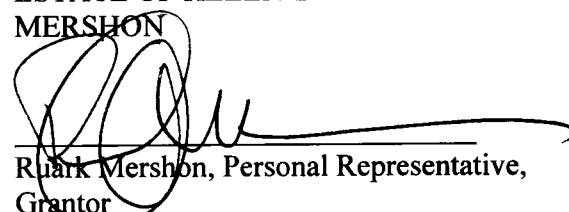
The true consideration for this conveyance is zero (\$0.00) dollars.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S 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.

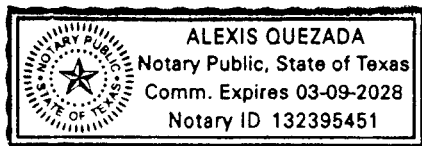
Dated October 30, 2024.

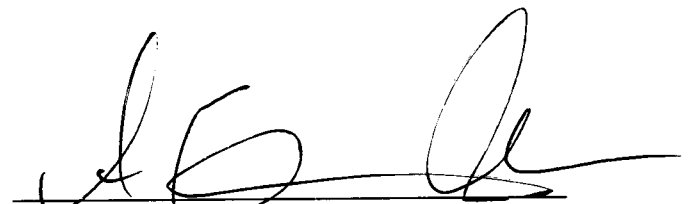
ESTATE OF HELEN LITTLEPAGE
MERSHON


Ruark Mershon, Personal Representative,
Grantor

STATE OF TEXAS
County of Dallas

Ruark Mershon, personal representative, and grantor acknowledged this deed before me on
October 30, 2024.




Notary Public - State of Texas