



After recording return to:  
Republic Industries Corporation  
PO Box 335  
Midland, OR 97634

Until a change is requested all tax  
statements shall be sent to:  
Republic Industries Corporation  
PO Box 335  
Midland, OR 97634

File No.: 7161-4274152 (SA)  
Date: June 22, 2025

THIS SPACE RESERVED FOR RECORDER'S USE

### **PERSONAL REPRESENTATIVE'S DEED**

Kimberly S. Dearing the duly appointed, qualified and acting personal representative of the estate of Sandra Joanne Williams, deceased, Probate No. 23PB04896, and Kimberly Susanne Dearing the duly appointed, qualified and acting personal representative of the estate of Barbara Sue Lissone, deceased, Probate No. 24PB03188, and Jean C. Bagge and Debra Lewis, conveys to Republic Industries Corporation, an Oregon Corporation that certain real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$121,000.00.

"This document is executed in counterpart, each of which shall be deemed an original, and all of which together shall constitute one and the same instrument."

APN: **581793**

Personal Representative's Deed  
- continued

File No.: **7161-4274152 (SA)**  
Date: **June 22, 2025**

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 23 day of June, 2025.

Jean C. Bagge  
Jean C. Bagge

Debra Lewis by Shawn David Paschal as Attorney In Fact

Sandra Joanne Williams, deceased, Probate No. 23PB04896

By: \_\_\_\_\_  
Kimberly S. Dearing as Personal Representative

Barbara Sue Lissone, deceased, Probate No. 24PB03188

By: \_\_\_\_\_  
Kimberly Susane Dearing as Personal Representative

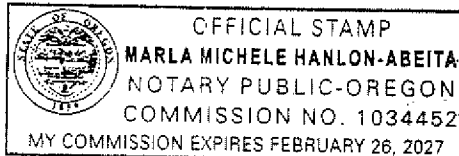
APN: 581793

Personal Representative's Deed  
- continued

File No.: 7161-4274152 (SA)  
Date: June 22, 2025

STATE OF Oregon )  
County of Klamath )ss.

This instrument was acknowledged before me on this 23 day of June, 2025 by **Jean C. Bagge**.



Marla  
Notary Public for Oregon  
My commission expires: 2/26/2027

STATE OF \_\_\_\_\_ )  
County of \_\_\_\_\_ )ss.

On this \_\_\_\_\_ day June, 2025 personally appeared **Shawn David Paschal**, who being duly sworn (or affirmed), did say that he is the attorney in fact for **Debra Lewis**, and that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledge said instrument to be the act and deed of said principal.

\_\_\_\_\_  
Notary Public for \_\_\_\_\_  
My commission expires: \_\_\_\_\_

STATE OF \_\_\_\_\_ )  
County of \_\_\_\_\_ )ss.

This instrument was acknowledged before me on this \_\_\_\_\_ day June, 2025 by Kimberly S. Dearing, as personal representative of the estate of Sandra Joanne Williams, deceased, Probate No. 23PB04896 and Kimberly Susane Dearing, as personal representative of the estate of Barbara Sue Lissone, deceased, Probate No. 24PB03188.

\_\_\_\_\_  
Notary Public for Oregon  
My Commission Expires: \_\_\_\_\_

APN: **581793**

Personal Representative's Deed  
- continued

File No.: **7161-4274152 (SA)**

Date: **June 22, 2025**

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 23 day of June, 2025.

Jean C. Bagge

Debra Lewis By Shawn David Paschal AS Attorney In Fact

  
Debra Lewis by Shawn David Paschal as Attorney In Fact

Sandra Joanne Williams, deceased, Probate No: 23PB04896

By: \_\_\_\_\_  
Kimberly S. Dearing as Personal Representative

Barbara Sue Lissone, deceased, Probate No: 24PB03188

By: \_\_\_\_\_  
Kimberly Susane Dearing as Personal Representative

APN: **581793**

Personal Representative's Deed  
- continued

File No.: **7161-4274152 (SA)**  
Date: **June 22, 2025**

STATE OF \_\_\_\_\_ )  
County of \_\_\_\_\_ ) ss.

This instrument was acknowledged before me on this \_\_\_\_\_ day of June, 2025 by **Jean C. Bagge**.

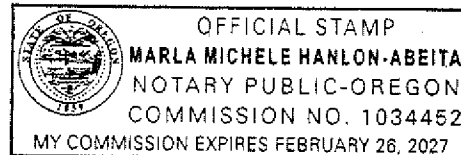
Notary Public for \_\_\_\_\_  
My commission expires:

STATE OF Oregon )  
County of Klamath ) ss.

On this 23 day June, 2025 personally appeared **Shawn David Paschal**, who being duly sworn (or affirmed), did say that he is the attorney in fact for **Debra Lewis**, and that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledge said instrument to be the act and deed of said principal.

Marla W  
Notary Public for Oregon  
My commission expires: 2/26/2027

STATE OF \_\_\_\_\_ )  
County of \_\_\_\_\_ ) ss.



This instrument was acknowledged before me on this \_\_\_\_\_ day June, 2025 by Kimberly S. Dearing, as personal representative of the estate of Sandra Joanne Williams, deceased, Probate No. 23PB04896 and Kimberly Susane Dearing, as personal representative of the estate of Barbara Sue Lissone, deceased, Probate No. 24PB03188.

Notary Public for Oregon  
My Commission Expires:

APN: **581793**

Personal Representative's Deed  
- continued

File No.: **7161-4274152 (SA)**  
Date: **June 22, 2025**

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 27th day of June, 2025.

\_\_\_\_\_  
Jean C. Bagge

\_\_\_\_\_  
Debra Lewis by Shawn David Paschal as Attorney In Fact

Sandra Joanne Williams, deceased, Probate No. 23PB04896

By: Kimberly Susanne Dearing  
Kimberly S. Dearing as Personal Representative

Barbara Sue Lissone, deceased, Probate No. 24PB03188

By: Kimberly Susanne Dearing  
Kimberly Susanne Dearing as Personal Representative

APN: **581793**

Personal Representative's Deed  
- continued

File No.: **7161-4274152 (SA)**  
Date: **June 22, 2025**

STATE OF \_\_\_\_\_ )  
County of \_\_\_\_\_ )ss.

This instrument was acknowledged before me on this \_\_\_\_\_ day of June, 2025 by **Jean C. Bagge**.

\_\_\_\_\_  
Notary Public for \_\_\_\_\_  
My commission expires:

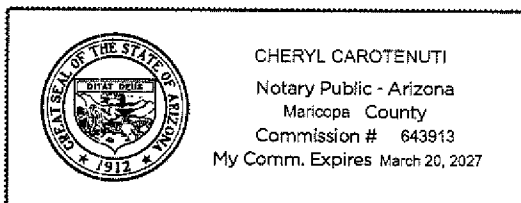
STATE OF \_\_\_\_\_ )  
County of \_\_\_\_\_ )ss.

On this \_\_\_\_\_ day June, 2025 personally appeared **Shawn David Paschal**, who being duly sworn (or affirmed), did say that he is the attorney in fact for **Debra Lewis**, and that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledge said instrument to be the act and deed of said principal.

\_\_\_\_\_  
Notary Public for \_\_\_\_\_  
My commission expires:

STATE OF Arizona )  
County of Maricopa )ss.

This instrument was acknowledged before me on this 27th day June, 2025 by Kimberly Susanne Dearing, as personal representative of the estate of Barbara Sue Lissone, deceased, Probate No. 24PB03188.



  
\_\_\_\_\_  
Notary Public for Arizona  
My Commission Expires: 03/20/2027

Notarized remotely online using communication technology via Proof.

APN: **581793**

Personal Representative's Deed  
- continued

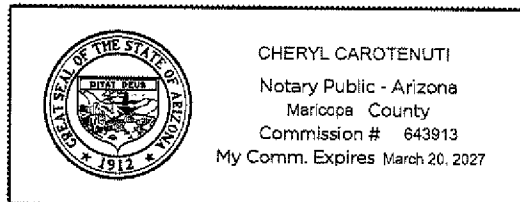
File No.: **7161-4274152 (SA)**  
Date: **June 22, 2025**

STATE OF Arizona )  
County of Maricopa ) ss.

This instrument was acknowledged before me on this 27th day June, 2025 by Kimberly S. Dearing, as personal representative of the estate of Sandra Joanne Williams, deceased, Probate No. 23PB04896.



Notary Public for Arizona  
My Commission Expires: 03/20/2027



Notarized remotely online using communication technology via Proof.



APN: **581793**

Personal Representative's Deed  
- continued

File No.: **7161-4274152 (SA)**  
Date: **June 22, 2025**

**EXHIBIT A**

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

**BEGINNING AT A POINT IN THE NORTHERLY BOUNDARY OF THE SOUTH HALF OF NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 37 SOUTH RANGE 9 EAST WILLAMETTE MERIDIAN, FROM WHICH IS THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF NORTHWEST QUARTER OF THE SAID SECTION 21, BEARS SOUTH 88° 50 ½' WEST 635 FEET DISTANT, AND RUNNING THENCE SOUTH 0°10' WEST 553.8 FEET; THENCE SOUTH 89° 40' EAST 160.0 FEET; THENCE NORTH 0° 10' EAST 558.0 FEET, MORE OR LESS, TO A POINT IN THE SAID NORTHERLY BOUNDARY OF THE SOUTH HALF OF NORTHWEST QUARTER OF THE SAID SECTION 21; THENCE SOUTH 88°50 ½' WEST 160.0 FEET, MORE OR LESS, TO THE POINT OF BEGINNING, AND CONTAINING 2.15 ACRES, MORE OR LESS, AND BEING SITUATE IN THE SAID SOUTH HALF OF NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 39 SOUTH RANGE 9 EAST, WILLAMETTE MERIDIAN, IN KLAMATH COUNTY, OREGON. SUBJECT TO THE EASEMENTS OF IRRIGATION AND DRAINAGE DITCHES AND ONE-HALF OF WRIGHT ROAD.**

**Note: This legal description was created prior to January 1, 2008.**