

2026-002200

Klamath County, Oregon



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03/12/2026 11:39:03 AM

Fee: \$97.00

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**RECORDING COVER SHEET** (Please print or type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, and does NOT affect the instrument. ORS 205.234

**After recording return to:** ORS 205.234(1)(c)

SARAH WOLF, ATTORNEY

727 SE CASS AVE #400

ROSEBURG OR 97470

**1. Title(s) of the transaction(s)** ORS 205.234(1)(a)

PERSONAL REPRESENTATIVE'S DEED

**2. Direct party(ies) / grantor(s)** Name(s) ORS 205.234(1)(b)

CASSANDRA KNIGHT AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JAMES NORMAN BARNEY

DOUGLAS COUNTY, OREGON, CIRCUIT COURT CASE No. 24PB09719

PO BOX 966, ROSEBURG OR 97470

**3. Indirect party(ies) / grantee(s)** Name(s) ORS 205.234(1)(b)

JODIE LYNN BARNEY

628 N CALLE LARGO

MESA AZ 85207

**4. True and actual consideration:** ORS 205.234(1)(f)

ORS 205.234(1) Amount in dollars or other

\$ .00

Other: DISTRIBUTION TO BENEFICIARY

**5. Send tax statements to:** ORS 205.234(1)(e)

JODIE LYNN BARNEY

628 N CALLE LARGO

MESA AZ 85207

**6. Satisfaction of lien, order, or warrant:**

ORS 205.234(1)(f)

FULL

PARTIAL

**7. The amount of the monetary obligation imposed by the lien, order, or warrant:** ORS 205.234(1)(f)

\$

**8. Previously recorded document reference:**

**9. If this instrument is being re-recorded complete the following statement:** ORS 205.244(2)

"Rerecorded at the request of \_\_\_\_\_

to correct \_\_\_\_\_

previously recorded in book \_\_\_\_\_ and page \_\_\_\_\_, or as fee number \_\_\_\_\_."


## PERSONAL REPRESENTATIVE'S DEED

**Cassandra Knight as personal representative of the Estate of James Norman Barney, Douglas County, Oregon, Circuit Court Case No. 24PB09719, grantor, conveys to Jodie Lynn Barney, grantee, the following described real property located in Klamath County, Oregon:**

See Exhibit A, incorporated by reference.

The true and actual consideration for this conveyance is \$-0-. This is a distribution from the Estate of James Norman Barney.

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.

  
Cassandra Knight as Personal Representative  
of the Estate of James Norman Barney

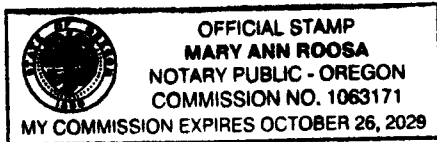
RETURN TO:  
Sarah Wolf, OSB #954576  
727 SE Cass Ave Ste 400  
Roseburg OR 97470

SEND TAX STATEMENTS TO:  
Jodie Lynn Barney  
628 N Calle Largo  
Mesa AZ 85207

STATE OF OREGON            )  
  ) ss.  
County of Douglas            )

This instrument was acknowledged before me on the 5<sup>th</sup> day of March, 2026, by Cassandra Knight as personal representative of the Estate of James Norman Barney, Douglas County, Oregon, Circuit Court Case No. 24PB09719.

*Mary Ann Roosa*  
Notary Public for Oregon



**EXHIBIT A  
LEGAL DESCRIPTION**

A parcel of land lying in the W1/2 NW1/4 of Section 27, Township 35 South, Range 7 East of the Willamette Meridian, and being more particularly described as follows:

Beginning at the quarter corner common to Sections 27 and 28, Township 35 South, Range 7 East of the Willamette Meridian; thence North 0°38' West 95.60 feet to an iron pipe; thence continuing North 0°38' West a distance of 224.70 feet to an iron pipe; thence in an Easterly direction, 660.0 feet to an iron pipe that is North 0°38' West 314.76 feet from the Southeast corner of S1/2 SW1/4 SW1/4 NW1/4; thence South 0°38' East 314.76 to an iron pipe marking the intersection with the East-West quarter section line of said Section 27; thence following said East-West quarter section line, South 89°31' West 133.30 feet to an iron pipe; thence continuing South 89°31' West along said section line, 526.8 feet to the point of beginning. (Bearings based on Survey No. 688 filed June 5, 1961)

More commonly known as 406 Telephone Flat Road, Chiloquin, Klamath County, Oregon.

- Lot 700: Klamath County, Oregon tax account No. 248869; approximately 2.46 acres
- Lot 800: Klamath County, Oregon tax account No. 248761; approximately 1.31 acres
- Lot 900: Klamath County, Oregon tax account No. 248887; approximately 1.00 acres