

2016-009435

Klamath County, Oregon



00191907201600094350020029

09/06/2016 09:58:52 AM

Fee: \$47.00

RANDY WEDERTZ  
ELAYNE WEDERTZ  
3856 Vistacrest Drive  
Reno, NV 89509  
 Owner's Name and Address

ROBERT P. WEDERTZ  
KRISTI M. WEDERTZ  
3856 Vistacrest Drive  
Reno, NV 89509  
 Beneficiary's Name and Address

After recording, return to:  
LAW OFFICES OF RICHARD B.  
SCHNEIDER, LLC  
2455 NW Marshall Street, Ste. 11  
Portland, OR 97210

Until requested otherwise, send all tax statements to:  
RANDY WEDERTZ  
ELAYNE WEDERTZ  
3856 Vistacrest Drive  
Reno, NV 89509

**TRANSFER ON DEATH DEED**

KNOW ALL BY THESE PRESENTS that we, RANDY WEDERTZ and ELAYNE WEDERTZ, as tenants by the entirety, owners of the real property described below, whose address is 3856 Vistacrest Drive Reno, NV 89509, upon our death, do hereby transfer to the beneficiaries designated below, all of our right, interest and title in that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows:

**SEE 'EXHIBIT A' FOR LEGAL DESCRIPTION ATTACHED HERETO**

SUBJECT TO: Easements, conditions and restrictions of record on file with the County of Klamath.

We designate ROBERT P. WEDERTZ, as his sole and separate property, his heirs and assigns forever, as to an undivided 50%; and KRISTI M. WEDERTZ, as her sole and separate property, her heirs and assigns forever, as to an undivided 50%; as Tenants in Common, whose mailing address, if available, is 3856 Vistacrest Drive Reno, NV 89509, as our primary beneficiaries\* if these persons survive me.

Before my death, I have the right to revoke this deed.

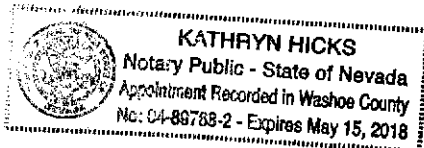
**SPECIAL TERMS:**

In construing this instrument, where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the undersigned has executed this instrument on August 8, 2016.

RANDY WEDERTZ

ELAYNE WEDERTZ



STATE OF NEVADA, County of WASHOE ss.

This instrument was acknowledged before me on August 8, 2016, by RANDY WEDERTZ and ELAYNE WEDERTZ

Kathryn Hicks  
 Notary Public for

My commission expires May 15, 2018

\*OR Laws 2011, Ch. 212, Sec. 9 states that a designated beneficiary must be identified by name, "a beneficiary designation that identifies beneficiaries only as members of a class is void."

**'EXHIBIT A'**

**PARCEL 1:**

Lot 3, Block 6, RAINBOW PARK ON THE WILLIAMSON, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

**PARCEL 2:**

An undivided 1/68th interest in Lots 4 and 5 in Block 1 of RAINBOW PARK ON THE WILLIAMSON, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3407-022CC-00300-000  
Tax Account No: 3407-022CA-00400-000

Key No: 193463  
Key No: 838794