

2018-007215

Klamath County, Oregon



00223873201800072150020026

06/14/2018 03:57:44 PM

Fee: \$87.00

GRANTOR NAME AND ADDRESS

Heather Renae Tyler
10110 Wright Avenue
Klamath Falls, Oregon 97603

BENEFICIARY NAMES AND ADDRESSES

Juan Mateo Hernandez
10110 Wright Avenue
Klamath Falls, Oregon 97603

Madlyn S. Neely
10703 Vincent Drive
Klamath Falls, Oregon 97603

AFTER RECORDING RETURN TO

Neal G. Buchanan
Attorney at Law
435 Oak Avenue
Klamath Falls, Oregon 97601

SEND TAX STATEMENTS TO

Unchanged

TRANSFER ON DEATH DEED

KNOW ALL BY THESE PRESENTS that I, HEATHER RENAE TYLER, owner of the real property described below, whose address is 10110 Wright Avenue, Klamath Falls, Oregon 97603, upon my death do hereby transfer to the beneficiaries designated below, all of my right, interest and title in that certain real property, situated in Klamath County, State of Oregon, legally described below:

WRIGHT AVENUE UNIT 10110 STAGE 3 OF FALCON HEIGHTS
CONDOMINIUM, AS DESCRIBED ON THE OFFICIAL PLAT THEREOF
RECORDED IN VOLUME 21 PAGE 669, REAL PROPERTY RECORDS FOR
KLAMATH COUNTY, OREGON

Parcel: R887747

I designate **Juan Mateo Hernandez**, whose mailing address, if available, is, 10110 Wright Avenue, Klamath Falls, Oregon 97603, as my beneficiary regarding the above named property if he survives me. In the event that **Juan Mateo Hernandez** predeceases me, I designate **Madlyn S. Neely**, whose mailing address is 10703 Vincent Drive, Klamath Falls, Oregon 97603, as my beneficiary regarding the above named property if she survives me.

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

Returned at Counter

"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 AND 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS, 2009 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS, 2010.

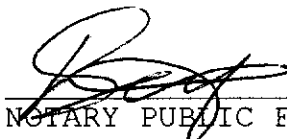
Dated the 24th day of May, 2018.




HEATHER RENAE TYLER, Grantor

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on 24th day of May, 2018, by HEATHER RENAE TYLER.


NOTARY PUBLIC FOR OREGON
My Commission Expires: 02/07/2021