

**RECORDING COVER SHEET**

ORS 205.234

This cover sheet has been prepared by:

**2018-015500****Klamath County, Oregon****12/31/2018 02:51:01 PM****Fee: \$112.00**

Any error in this cover sheet DOES NOT affect the transaction(s) contained in the instrument itself.

Reference: 267190AM

Please print or type information.

**1. AFTER RECORDING RETURN TO –**

Required by ORS 205.180(4) &amp; 205.238:

Name: Donna HueyAddress: PO Box 954City, ST Zip: Yachats, OR 97498**2. TITLE(S) OF THE TRANSACTION(S) –** Required by ORS 205.234(1)(a)

Note: "Transaction" means any action required or permitted by law to be recorded, including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property. Enter descriptive title for the instrument:

**Document Title(s):** General Durable Power of Attorney**3. DIRECT PARTY / GRANTOR Names and Addresses –** Required by ORS 205.234(1)(b)  
for Conveyances list Seller; for Mortgages/Liens list Borrower/Debtor**Grantor Name:** NA**Grantor Name:** \_\_\_\_\_**4. INDIRECT PARTY / GRANTEE Names and Addresses –** Required by ORS 205.234(1)(b)  
for Conveyances list Buyer; for Mortgages/Liens list Beneficiary/Lender/Creditor**Grantee Name:** NA**Grantee Name:** \_\_\_\_\_**5. For an instrument conveying or contracting to convey fee title,**  
the information required by ORS 93.260:**UNTIL A CHANGE IS REQUESTED, ALL  
TAX STATEMENTS SHALL BE SENT TO  
THE FOLLOWING ADDRESS:**Name: No Change

Address: \_\_\_\_\_

City, ST Zip: \_\_\_\_\_

**6. TRUE AND ACTUAL CONSIDERATION –**  
Required by ORS 93.030 for an instrument conveying  
or contracting to convey fee title or any memorandum  
of such instrument:**\$** NA**7. TAX ACCOUNT NUMBER OF THE PROPERTY if the instrument creates a lien or other interest that  
could be subject to tax foreclosure. –** Required by ORS 312.125(4)(b)(B)Tax Acct. No.: N/A

## **GENERAL DURABLE POWER OF ATTORNEY**

I, Delbert Randall Buell, have made, constituted and appointed and by these presents do make, constitute and appoint Donna Huey my true and lawful attorney, for me and in my name, place and stead and for my use and benefit,

1. To lease, grant, bargain, sell, contract to sell, convey, exchange, release and dispose of any real or personal property of which I am now or hereafter may be possessed or in which I may have any right, title or interest for any price or sum and upon such terms and conditions as my said attorney may deem proper;
2. To take possession of, manage, maintain, operate, repair and improve any and all real or personal property now or hereafter belonging to me, to pay the expense thereof, to insure, and to pay any and all taxes, charges and assessments that may be levied or imposed upon those properties;
3. To buy, sell and generally deal in and with goods, wares and merchandise of every name, nature and description, and to pledge and encumber the same;
4. To buy, sell, assign, transfer and deliver all or any shares of stock in any corporation, limited liability company, or other business organization for any price and upon such terms as my said attorney may seem right and proper;
5. To borrow any sums of money on such terms and at such rate of interest as to my said attorney may seem proper, and to give security for the repayment of the same;
6. To ask for, demand, recover, collect and receive all moneys, debts, rents, dues, accounts, interests, dividends and claims whatsoever which are now or which hereafter may become due, owing and payable or belonging to me, and to take all lawful ways and means in my name for the recovery thereof;
7. To adjust, settle, compromise or submit to arbitration any account, debt, claim, demand or dispute as well as matters which are now subsisting or hereafter may arise between me or my said attorney and any other person or persons;
8. To endorse, negotiate and deliver any check, money order, promissory note or other negotiable paper payable to me, and to collect, receive and apply the proceeds thereof; to pay to or deposit the same in any bank or financial account in my name or for my benefit, and to draw out moneys deposited to my credit with any bank, and to apply the same for any of the purposes of my business as my said attorney may deem expedient; and, to generally to conduct any and all banking and financial transactions on my behalf;
9. To commence and prosecute and to defend against, answer and oppose all actions, suits and proceedings touching any of the matters aforesaid or any other matters in which I am or hereafter may be interested or concerned;
10. To have access to any safety deposit box which has been or may be rented in my name or in the name of myself and any other person or persons;
11. In connection with any of the powers herein granted, to sign, make, execute, acknowledge and deliver in my name any and all deeds, contracts, bills of sale, leases, promissory notes, drafts, acceptances,

evidences of debt, obligations, mortgages, pledges, satisfactions, releases, receipts, bonds, writs, and any other instruments whatsoever, with such general or special agreements and covenants, including those of warranty, as to my said attorney may seem right, proper and expedient;

12. To employ, pay and discharge persons or businesses in connection with the exercise of any of the foregoing powers;

13. To create a revocable trust for my benefit during my lifetime, transferring all or such portions of my property to the trust as my attorney deems appropriate, with a successor beneficiary designation consistent with any will of mine then in existence, and with my attorney named above or my said attorney's designee as trustee;

14. To create an irrevocable income cap trust for the purpose of assisting me in becoming eligible for Medicaid, transferring to said trust any or all of my income as my attorney deems appropriate, designating a trustee, and performing all necessary acts to accomplish the objectives of the trust.

15. Generally to conduct, manage and control all of my business and my property as my said attorney may deem in my best interest, hereby releasing all third persons from responsibility for the acts and omissions of my said attorney;

16. I hereby give and grant unto my said attorney full power and authority freely to do and perform every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes, as I might or could do if personally present, hereby ratifying and confirming all that my said attorney-in-fact shall lawfully do or cause to be done by virtue hereof.

17. If at any time I shall become incapacitated or incompetent by reason of disease, illness, injury or condition, I specifically authorize my attorney herein designated to make all health care decisions for me and in my name, including but not limited to decisions relating to my care, comfort, hydration and nutrition, and to exercise my legal right to refuse medical treatment and/or application of mechanical or other artificial procedures for my care, comfort, hydration and/or nutrition.

I expressly declare that I am familiar with the provisions of ORS 127.005 and that the powers of my attorney herein described shall be exercisable by my attorney on my behalf notwithstanding that I may become legally disabled, financially incapable, or incompetent. The terms of this power of attorney shall be interpreted under the laws of the State of Oregon.

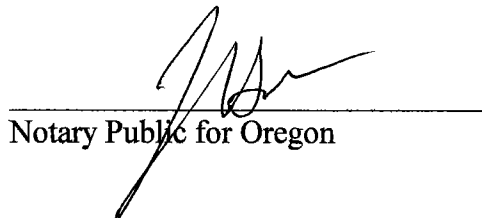
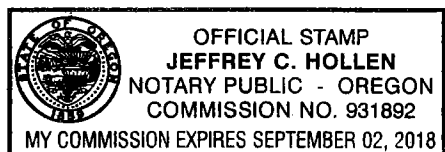
Dated this 28 day of June, 2018.



Delbert Randall Buell

STATE OF OREGON, County of Lincoln) ss.

This instrument was acknowledged before me on June 28, 2018, by  
Delbert Randall Buell.



Notary Public for Oregon