

2019-002506

Klamath County, Oregon



00237122201900025060020021

03/19/2019 09:31:09 AM

Fee: \$87.00

**TRANSFER ON DEATH DEED
(ORS 93-948 to 93.979)**

NOTICE TO OWNER

***You should carefully read all information on this form.
You may want to consult a lawyer before using this form.***

TAX STATEMENT

Until a change is requested, the county clerk shall send tax statements to the following address:

LARRY MATTHEWS
VIRGINIA MATTHEWS
1135 THILL DRIVE
LaPINE, OR 97339
97739

RETURN OF DEED

After recording, the county clerk shall return the deed to:

LARRY MATTHEWS
VIRGINIA MATTHEWS
1135 THILL DRIVE
LaPINE, OR 97339
97739

IDENTIFYING INFORMATION

Owner(s) making this deed:

Printed names: LARRY MATTHEWS
VIRGINIA MATTHEWS

Mailing address: 1135 THILL DRIVE
LaPINE, OR 97339
97739

Legal Description of property (Klamath County):

Parcel 1 of Land Partition 26-04, said land partition being a replat of Parcel 3 of land Partition No. 80-27, and being situated in the NE 1/4 of Section 13, Township 23 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

PRIMARY BENEFICIARY

We have designated the following beneficiaries if the beneficiaries survive us:

Printed name: KAREN L. MARTINEZ, BRIAN C. MATTHEWS and DARRELL D. COLES JR., each an undivided one-third (1/3rd) interest, together as tenants in common.

TRANSFER ON DEATH

At our deaths, we have transferred the above-described property to the beneficiaries as designated above. Before the second of us is deceased, we, or the survivor, have the right to revoke this deed.

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 THE 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: 3/14, 2019.

Signature: *Larry Matthews*
LARRY MATTHEWS

Signature: *Virginia Matthews*
VIRGINIA MATTHEWS

STATE OF OREGON

County of Deschutes

) ss.

This instrument was acknowledged before me on March 14th, 2019, by **LARRY MATTHEWS** and **VIRGINIA MATTHEWS**.



Danielle Kidder
Notary Public for Oregon

My Commission expires: 7/23/21