

2019-002522

Klamath County, Oregon

**GRANTOR NAME AND ADDRESS**

Nancy C. Fowler  
7802 Hwy 39  
Klamath Falls, Oregon 97603



03/19/2019 01:55:42 PM

Fee: \$82.00

**BENEFICIARY NAME AND ADDRESS**

James Albert Fowler  
7110 O'Connor Road  
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, **NANCY C. FOWLER**, owner of the real property described below, whose address is 7802 Hwy 39, Klamath Falls, Oregon 97603, upon my death do hereby transfer to the beneficiary designated below, all of my right, interest and title in that certain real property;

Lots 13 and 14, HENLEY, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon

MAP 3909-025AO 01800 Account #583853

I designate **JAMES ALBERT FOWLER**, whose mailing address, if available, is 7110 O'Connor Road, Klamath Falls, Oregon 97603, as my beneficiary regarding the above named property if he survives me.

Before my death, I 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 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 19<sup>th</sup> day of March, 2019.

  
NANCY C. FOWLER, Grantor

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on 19<sup>th</sup> day of March, 2019, by **NANCY C. FOWLER**.

  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: 1-18-22

