

Returned at Counter

RECORDING COVER SHEET (Please print or type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, and does NOT affect the instrument. ORS 205.234

2019-013643

Klamath County, Oregon



00250592201900136430050053

11/21/2019 02:17:10 PM

Fee: \$102.00

AFTER RECORDING RETURN TO: ORS 205.234(1)(c)

Matthew T. Parks
620 Main Street
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO: ORS 205.234(1)(e)

Garland O. Delaney, Sr.
P.O. Box 80
Merrill, OR 97633

1. Title(s) of the transaction(s) ORS 205.234(1)(a)

Transfer on Death Deed

2. Direct party(ies) / grantor(s) Name(s) & Address(es) ORS 205.234(1)(b)

Garland O. Delaney, Sr. P.O. Box 80, Merrill, OR 97633

3. Indirect party(ies) Name(s) & Address(es) ORS 205.234(1)(b)

Garland O. Delaney Jr. 316 Elm Street, Malin, OR 97633
Barbara Ann Delaney 316 Elm Street, Malin, OR 97633

4. True and actual consideration:

ORS 205.234(1) Amount in dollars or other;

\$ _____

Other: _____

5. Satisfaction of lien, order, or warrant:

ORS 205.234(1)(f): _____ FULL _____ PARTIAL

6. The amount of the monetary obligation imposed by the lien, order, or warrant: ORS 205.234(1)(f)

\$ _____

7. Previously recorded document reference: 2019-013171

8. If this instrument is being re-recorded complete the following statement: ORS 205.244(2)

"Rerecorded at the request of Garland O. Delaney, Sr.

to correct the legal description

previously recorded in book _____ at page _____, or as fee number 2019-013171."

2019-013171

Klamath County, Oregon

AFTER RECORDING RETURN TO:

Matthew T. Parks
620 Main Street
Klamath Falls, OR 97601



00250038201900131710030034

11/12/2019 11:11:43 AM

Fee: \$92.00

GRANTOR'S NAME AND ADDRESS:

Garland O. Delaney, Sr.
P.O. Box 80
Merrill, OR 97633

GRANTEE'S NAME AND ADDRESS:

Garland O. Delaney, Jr.
Barbara Ann Delaney
316 Elm Street
Merrill, OR 97633

SEND TAX STATEMENTS TO:

No

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.

This form must be recorded before your death or it will not be effective.

TAX STATEMENT

Until a change is requested, the county clerk shall send tax statements to the following address: Garlan O. Delaney, Sr. P.O. Box 80, Merrill, OR 97633.

IDENTIFYING INFORMATION

Owner or Owners Making this Deed:

Printed name: Garland O. Delaney, Sr.
Mailing address: P.O. Box 80
Merrill, OR 97633

Legal description of the property:

See attached Exhibit A incorporated herein by reference.

PRIMARY BENEFICIARY

I designate the following beneficiaries if the beneficiaries survive me:

Printed name: Garland O. Delaney, Jr. as tenants in common, as to a one-half interest
Mailing address, if available:

Printed name: Barbara Ann Delaney, as tenants in common, as to a one-half interest
Mailing address, if available: 316 Elm Street
Merrill, OR 97633

TRANSFER ON DEATH

At my death, I transfer my interest in the described property to the beneficiaries as to a one-half interest in each as tenants in common as designated above.

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

RETURN OF DEED

After recording, the county clerk shall return the deed to: Matthew T. Parks, 620 Main Street, Klamath Falls, OR 97601.

SIGNATURE OF OWNER OR OWNERS MAKING THIS DEED

Date: 11-7-19

Garland O. Delaney, Sr.

Garland O. Delaney, Sr.

STATE OF OREGON; County of Klamath) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME on the 7 day of November, 2019, by Garland O. Delaney, Sr.

Vicki Lynn Young
NOTARY PUBLIC FOR OREGON
My Commission expires: 1-2-21



CORRECTED EXHIBIT A

LEGAL DESCRIPTION #1

PARCEL 1: A Tract of land in the S½S½ of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Commencing at the Northeast corner of Lot 11 of SUNSHINE TRACTS; thence North along the East line extended of said Lot 11 a distance of 30 feet to the true point of beginning; thence continuing North along said East line extended a distance of 55 feet; thence West at right angles 131.8 feet, more or less, to the West line extended of said Lot 11; thence South at right angles 55 feet, thence East 131.8 feet, more or less, to the true point of beginning.

~~SUBJECT TO: 1968-69 taxes; rights of the public in and to any portion of said premises lying within the limits of roads and highways; and overhang easement, including the terms and provisions thereof, granted to California Oregon Power Company now Pacific Power & Light Company, recorded August 11, 1953 in Deed Book 262 at page 312.~~

LEGAL DESCRIPTION #2

~~A parcel in the E½ of the SE¼SW¼ of Section 1, Township 41 South Range 10 East W.M., Klamath County, Oregon described as follows:~~

~~Commencing at the Northeast corner of Lot 11 of Sunshine Tracts thence North along the East line extended of said Lot 11 a distance of 85 feet to the true point of beginning; thence North 260 feet, more or less, to the South line of the Great Northern Railroad right of way; thence West along said South line a distance of 318.8 feet, more or less, to a point lying 138 feet East of the West line of the E½ of the SE¼SW¼ of said Section 1; thence South 315 feet; thence East 186.58 feet; thence North 55 feet; thence East 131.8 feet, more or less, to the true point of beginning.~~

~~SUBJECT TO: Easements and rights of way of record or apparent on the land.~~

PARCEL 2: A tract of land in the SE¼SW½ in Section 1, Township 41 South, Range 10 East of the Wilamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Commencing at the Northeast corner of Lot 11 of SUNSHINE TRACTS; thence North along the East line extended of said Lot 11 a distance of 85 fee to the true point of beginning; thence continuing North along said East line extended a distance of 5 feet; thence West at right angles 131.8 feet, more or less, to the West line extended of said Lot 11; thence South at right angles along the said West line extended a distance of 5 feet; thence East at right angles 131.8 feet, more or less, to the true point of beginning.

EXHIBIT A

LEGAL DESCRIPTION #1

A Tract of land in the S $\frac{1}{2}$ S $\frac{1}{2}$ of Sec. 1, Township 41 S., Range 10 E.W.M., described as follows:

Commencing at the NE corner of Lot 11 of SUNSHINE TRACTS, thence N. along the East line extended of said Lot 11 a distance of 30 ft. to the true point of beginning; thence continuing N. along said East line extended a distance of 55 ft.; thence West at right angles 131.8 ft., more or less, to the West line extended of said Lot 11; thence South at right angles 55 ft., thence East 131.8 ft., more or less, to the true point of beginning.

SUBJECT TO: 1968-69 taxes; rights of the public in and to any portion of said premises lying within the limits of roads and highways; and overhang easement, including the terms and provisions thereof, granted to California Oregon Power Company now Pacific Power & Light Company, recorded August 11, 1953 in Deed Book 262 at page 312.

LEGAL DESCRIPTION #2

A parcel in the E $\frac{1}{2}$ of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 1, Township 41 South Range 10 East W.M., Klamath County, Oregon described as follows:

Commencing at the Northeast corner of Lot 11 of Sunshine Tracts thence North along the East line extended of said Lot 11 a distance of 85 feet to the true point of beginning; thence North 260 feet, more or less, to the South line of the Great Northern Railroad right of way; thence West along said South line a distance of 318.8 feet, more or less, to a point lying 138 feet East of the West line of the E $\frac{1}{2}$ of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 1; thence South 315 feet; thence East 186.58 feet; thence North 55 feet; thence East 131.8 feet, more or less, to the true point of beginning.

SUBJECT TO: Easements and rights of way of record or apparent on the land.