

2021-002996

Klamath County, Oregon

Prepared By:

HELEN TOTH

1540 WEST D ST

ONTARIO, CA 91762



00274937202100029960050058

03/01/2021 01:16:10 PM

Fee: \$102.00

After Recording Return To: &TAX STATEMENT

HELEN TOTH

1540 WEST D ST

ONTARIO, CA 91762

SPACE ABOVE THIS LINE FOR RECORDER'S USE

TRANSFER ON DEATH DEED

KNOW ALL PERSONS BY THESE PRESENTS THAT:

I, HELEN TOTH LIVING TRUST, a single person, (herein referred to as "Grantor"), does hereby convey unto LASZLO TOTH, (herein referred to as "Grantee"), effective upon my death, the following described real property located in KLAMATH FALLS,, in the County of KLAMATH, State of Oregon:

Legal Description:

Lot 11 in Block 3, Bryant Tracts No.2, according to the official plat there of on file in the office of the County Clerk, Klamath County, Oregon.

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

HELEN TOTH

1540 WEST D ST

ONTARIO, California 91762

deceased Grantee Beneficiary.

Alternate Grantee:

NUNEZ JOANNE
1508 DAYTON ST
KLAMATH FALLS, Oregon 97603

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

HELEN TOTH
1540 WEST D ST
ONTARIO, California 91762

[SIGNATURE PAGE FOLLOWS]

Reasoning and explanation for allocation of property and money.

The house on Dayton street Klamath Falls Oregon is to be given to as inheritance one third to LASZLO TOTH one third to JOANNE NUNEZ and one third to SHAWN MICHAEL MORRIS. SHAWN MICHAEL MORRIS being the youngest of the three will be able to care for any of the two others in case any care taking and support is needed which he stated to be willing to do.

The monthly cash inheritance payout as part of the trust will be given to LASZLO TOTH as long as he is living.
After LASZLO TOTH's death the monthly payment will go to JOANNE NUNEZ AND SHAWN MICHAEL MORRIS IN EQUAL shares or if one dies the remaining amount will go to the remaining person.

This decision for distribution was made by HELEN TOTH TRASTOR for the best benefit and security of LASZLO TOTH.

*Helen
Toth*

Grantee(s):

LASZLO TOTH MY SON
1508 DAYTON St
KLAMATH FALLS, Oregon 97603

If the designated Grantee Beneficiary predeceases Grantor in death, then:
NUNEZ JOANNE shall be substituted as the Alternative Grantee Beneficiary in place of the
deceased Grantee Beneficiary.

Alternate Grantee:

NUNEZ JOANNE - MY FREIND
1508 DAYTON ST
KLAMATH FALLS, Oregon 97603

TRANSFER ON DEATH

I transfer all of my interest in the described property to the named beneficiary(ies) on my death. I
may revoke this deed. When recorded, this deed revokes any TOD deed that I made before
signing this deed

Sign and print your name below (your name should exactly match the name shown on your title
documents):

(Date)

02/11/2021

(Grantor's Signature)

Laszlo TOTH

NOTE: This deed only transfers MY ownership share of the property. The deed does NOT
transfer the share of any co-owner of the property. Any co-owner who wants to name a TOD
beneficiary must execute and RECORD a SEPARATE deed.

ACKNOWLEDGMENT OF NOTARY

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of SANBERNADINO)

On February 11th, 2021 before me, Jessica Pelechu, Notary Public, personally appeared Helen Toth, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity ~~(ies)~~, and that by ~~his/her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Jessica Pelechu (Seal)

