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NO PART OF ANY STEVENS-NESS FORM MAY BE REPR

2022-011856

Klamath County, Oregon



00306930202200118560020029

10/03/2022 11:50:38 AM

Fee: \$87.00

SPACE RESERVED  
FOR  
RECORDER'S USE

Doris I. Stiles  
2975 Summers Lane  
Klamath Falls, OR 97603  
Owner's Name and Address

Richard A. Stiles 6509 Sorrel Ct  
Klamath Falls, OR 97603  
Donna M. McFall 859 Mesa Dr.  
Eagle Point, OR 97524  
Beneficiary's Name and Address

Doris I. Stiles  
2975 Summers Lane  
Klamath Falls, OR 97603  
After recording, return to (Name and Address):

Doris I. Stiles  
2975 Summers Lane  
Klamath Falls, OR 97603  
Until requested otherwise, send all tax statements to (Name and Address):

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. (Type or legibly print all information.)

## TRANSFER ON DEATH DEED

KNOW ALL BY THESE PRESENTS that I, Doris I Stiles

\_\_\_\_\_, owner of the real property described below,  
 whose address is 2975 Summers Lane  
Klamath Falls, OR 97603

upon my death, do hereby transfer to the beneficiary designated below, all of my right, interest and title in that certain real property,  
 with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in \_\_\_\_\_  
Klamath County, State of Oregon, described as follows (legal description of the property):

See Exhibit A

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

I designate Richard A. Stiles and Donna M. McFall

whose mailing address, if available, is 6509 Sorrel Ct. 859 Mesa Drive  
Klamath Falls, OR Eagle Point, OR  
97603 97524

as my primary beneficiary\* if that person survives me.

(Optional) I designate \_\_\_\_\_

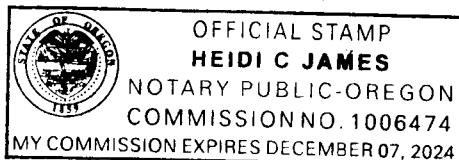
whose mailing address, if available, is \_\_\_\_\_

as my alternate beneficiary\*\* if that person survives me.

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

(Optional) SPECIAL TERMS: \_\_\_\_\_

In construing this instrument, where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the undersigned has executed this instrument on 10/03/2022Doris I. StilesSTATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on 10/03/2022by Doris I. Stiles

Heidi C. James  
 Notary Public for Oregon

My commission expires 12/07/2024

\*ORS 93.961(2) states that a designated beneficiary must be identified by name; "a beneficiary designation that identifies beneficiaries only as members of a class is void."

\*\*93.953(2)(b) states that an individual may designate one or more "Alternate beneficiaries who take the property only if none of the primary beneficiaries is qualified or survives the transferor."

NOTE: ORS 93 provides that Transfer on Death deeds: (a) Transfer only property that the transferor owns at time of death, may not transfer property to designated beneficiaries with right of survivorship, but may designate shares of ownership (93.969); (b) Are always revocable (93.955); (c) Must be recorded before death to be effective (93.961(1)(d)), but need not be delivered to designated beneficiaries (93.963(1)); (d) Transfer property without any warranties or covenants of title (93.969(4)), and subject to all debts of the decedent, as well as to all liens, mortgages and conveyances to which the property may be subject (93.969(2)).

## **EXHIBIT A**

A parcel of land being in the SW<sub>1/4</sub> SW<sub>1/4</sub> of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point 30 feet North of the Southeast corner of Section 3, Township 39 South, Range 9 East of the Willamette Meridian, and running thence East 238 feet; thence North 100 feet; thence West 238 feet; thence South 100 feet to the point of beginning.

EXCEPTING that portion thereof lying within the existing right of way of Summers Lane, Klamath County, Oregon.