

Adrienne K. Davidson

2023-000035

Klamath County, Oregon



00310294202300000350030031

01/04/2023 09:59:44 AM

Fee: \$112.00

Prepared By:

Name: Gail Davidson
 Address: PO Box 268
Elmira, Or 97437

After Recording Return To:

Name: Gail Davidson
 Address: PO Box 268
Elmira, Or 97437

Until a Change is Requested, Mail Tax

Statements To: Mortgage company
Already on file and to

Name: Gail Davidson
 Address: PO Box 268
Elmira, Or 97437

Space above this line for recorder's use only

OREGON TRANSFER ON DEATH DEED

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.

IDENTIFYING INFORMATION.**Owner or Owners Making This Deed:**

Owner Full Name: Gail Ann Davidson Marital Status: Divorced
 Mailing Address: PO Box 268 Elmira, Or 97437

Owner Full Name: _____ Marital Status: _____
 Mailing Address: _____

Legal Description of Property:

Parcel 1, Land Partition 72-05, being a replat of Parcel 1 of "Land Partition 10-92", situated in the NE 1/4 SE 1/4 of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon

[WRITE LEGAL DESCRIPTION HERE OR ATTACH EXHIBIT A]

PRIMARY BENEFICIARY. I designate the following beneficiary if the beneficiary survives me.

Full Name: Justin Edward Davidson Marital Status: Married
Mailing Address: 1211 Homedale Road Klamath Falls, Or 97603

ALTERNATE BENEFICIARY (OPTIONAL). If my primary beneficiary does not survive me, I designate the following alternate beneficiary if that beneficiary survives me.

Full Name: Adrienne Davidson Marital Status: Married
Mailing Address: 1211 Homedale Road Klamath Falls, Or 97603

TRANSFER ON DEATH. At my death, I transfer my interest in the described property to the beneficiaries as designated above. Before my death, I have the right to revoke this deed.

SPECIAL TERMS (OPTIONAL).

[WRITE SPECIAL TERMS HERE OR ATTACH EXHIBIT B]

SIGNATURES OF OWNERS MAKING THIS DEED.

Owner Signature: Gail Ann Davidson Date: 11-28-2022
Printed Name: Gail Ann Davidson

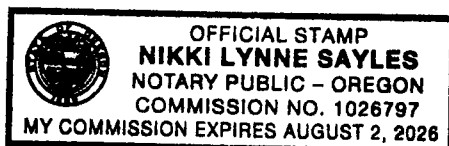
Owner Signature: _____ Date: _____
Printed Name: _____

ACKNOWLEDGMENT.

STATE OF Oregon
COUNTY OF Lane

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Gail Davidson whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand this 11/28/22 (mm/dd/yyyy)



Nikki Lynne Sayles
Notary Public

My Commission Expires: August 2 2026

2019-008874
Klamath County, Oregon

00244853201900088740010011

08/06/2019 10:32:44 AM

Fee: \$82.00

COPY

Returned at Counter

Joan G Campbell
PO Box 97
Elmira, OR 97437
Grantor's Name and Address

Joan Campbell and Gail Davidson
PO Box 97
Elmira, OR 97437
Grantee's Name and Address

After recording, return to (Name and Address):
Joan G Campbell
PO Box 97
Elmira, OR 97437

Until requested otherwise, send all tax statements to (Name and Address):
Joan G Campbell
PO Box 97
Elmira, OR 97437

SPACE RESERVED
FOR
RECORDER'S USE

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Joan G Campbell

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto ~~Joan G Campbell and Gail A Davidson~~ Joan G Campbell ~~not as tenants in common but with~~ Joan G Campbell hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of 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 property):

Parcels 1 and 2, Land Partition 72-05, being a replat of Parcel 1 of "Land Partition 10-92", situated in the NE 1/4 SE 1/4 of Section 35, Township 38 South, Range 9 East of 4th Willamette meridian, Klamath County, Oregon.

* full rights of survivorship

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on August 6, 2019; any signature on behalf of a business or other entity is made with the authority of that entity.

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, 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Joan G Campbell

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on August 6, 2019 by Joan G Campbell

This instrument was acknowledged before me on _____ by _____ as _____ of _____



OFFICIAL STAMP
ADRIEN LOUISE FLEEK
NOTARY PUBLIC - OREGON
COMMISSION NO. 979384
MY COMMISSION EXPIRES SEPTEMBER 19, 2022

Adrien Fleek
Notary Public for Oregon
My commission expires 9-19-22