

2023-004641

Klamath County, Oregon



06/16/2023 01:47:36 PM

Fee: \$87.00

Returned at Counter

AFTER RECORDING RETURN TO:

Nathan J. Ratliff  
620 Main Street  
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS:

Laura M. Hernandez  
2910 Homedale Road  
Klamath Falls, OR 97603

GRANTEES' NAME(S) AND ADDRESS(ES):

Francisco Martinez Hernandez  
11 Lani Way  
Talent, OR 97520

Remhy Ava Holden  
2910 Homedale Road  
Klamath Falls, OR 97603

Briar Lee Hernandez Dale  
2910 Homedale Road  
Klamath Falls, OR 97603

SEND TAX STATEMENTS TO:

No Change / NA

**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: 2910 Homedale Road, Klamath Falls, OR 97603.

**IDENTIFYING INFORMATION**

Owner or Owners Making this Deed:

Printed name: Laura M. Hernandez  
Mailing address: 2910 Homedale Road  
Klamath Falls, OR 97603

Legal description of the property:

Lot 6 of BAILEY TRACTS, Klamath County, Oregon.

SUBJECT TO: Contract and/or lien for irrigation and/or drainage: and easements and rights of way of record and apparent upon the land.

*[ REST OF PAGE LEFT INTENTIONALLY BLANK ]*

**PRIMARY BENEFICIARY**

I designate the following beneficiaries if the beneficiaries survive me:

Printed name: Francisco Martinez Hernandez – Undivided  $\frac{2}{3}$  Interest

Mailing address, if available: 11 Lani Way  
Talent, OR 97520

Printed name: Remhy Ava Holden – Undivided  $\frac{1}{2}$  Interest

Mailing address, if available: 2910 Homedale Road  
Klamath Falls, OR 97603

Printed name: Briar Lee Hernandez Dale – Undivided  $\frac{1}{2}$  Interest

Mailing address, if available: 2910 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.

**RETURN OF DEED**

After recording, the county clerk shall return the deed to: Nathan J. Ratliff, 620 Main Street, Klamath Falls, OR 97601.

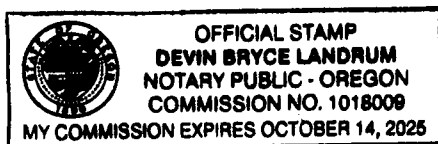
**SIGNATURE OF OWNER OR OWNERS MAKING THIS DEED**

Date: June 16<sup>th</sup>, 2023

  
Laura M. Hernandez

STATE OF OREGON; County of Klamath ) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME on the 16<sup>th</sup> day of June, 2023 by Laura M. Hernandez.



  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 10-14-25