

BL

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED

2023-006131

Klamath County, Oregon



00317653202300061310010018

07/24/2023 11:07:38 AM

Fee: \$82.00

SPACE RESERVED
FOR
RECORDER'S USE

Returned at Counter

PATRICIA L. BANTA
4840 Frieda Ave
Klamath Falls, OR 97603

Owner's Name and Address

Chantel K. Banta
4840 Frieda Ave
Klamath Falls, OR 97603

Beneficiary's Name and Address

After recording, return to (Name and Address):

PATRICIA L. BANTA
4840 Frieda Ave
Klamath Falls, OR 97603

Until requested otherwise, send all tax statements to (Name and Address):

PATRICIA L. BANTA
4840 Frieda Ave
Klamath Falls, OR 97603

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, PATRICIA L. BANTA

owner of the real property described below,

whose address is 4840 Frieda Ave, Klamath Falls, Oregon 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):

Code 041 RCL 109

Acct # 449401

Map 3809-035 DC-07600

Acres 0.15

Situs 4840 Frieda Ave, Klamath Falls

Lot 18, Lewis Tracts, in the County
of Klamath, State of Oregon, Excepting
therefrom the Easterly 125 feet thereof.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

I designate Chantel K. Bantawhose mailing address, if available, is 4840 Frieda Ave Klamath Falls, OR 97603

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.

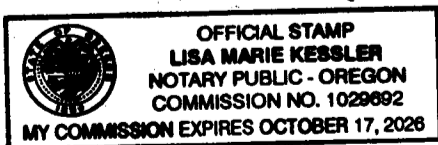
(Optional) SPECIAL TERMS:

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

IN WITNESS WHEREOF, the undersigned has executed this instrument on

7/24/23

Patricia L. Banta

STATE OF OREGON, County of KlamathThis instrument was acknowledged before me on July 24, 2023by Patricia L. Banta

Notary Public for Oregon

My commission expires

October 17, 2026

*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)).