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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



Returned at Counter

2023-009630

Klamath County, Oregon



00321833202300096300020028

11/07/2023 02:14:28 PM

Fee: \$87.00

SPACE RESERVED
FOR
RECORDER'S USE

SHERRIE D. CROSS AKA:
SHERRIE DENISE CROSS
4551 DOUGLAS AVE
KLAMATH FALLS OR 97601
SEE REVERSE

Beneficiary's Name and Address

After recording, return to (Name and Address):

SHERRIE DENISE CROSS
4551 DOUGLAS AVE
KLAMATH FALLS OR 97601

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

SHERRIE DENISE CROSS
4551 DOUGLAS AVE
KLAMATH FALLS OR 97601

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, SHERRIE DENISE CROSS

-AKA- SHERRIE D. CROSS

owner of the real property described below,

whose address is _____

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):

LOT 1 IN REGENCY ESTATES - TRACT 1292 PHASE 1 ACCORDING
TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF
THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

commonly known as: 5278 GLENWOOD DR, KLAMATH FALLS
OR. 97601

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

I designate THOMAS JAMES BENNETT III and DANIELLE LYNETTE
MARIE BENNETT AT 2307 OAK AVE K FALLS OR 97601

whose mailing address, if available, is _____

(BOTH AT SAME ADDRESS - MARRIED COUPLE)

as my primary beneficiary* if that person survives me.

(Optional) I designate KATRINA ELIZABETH ARMSTRONG AS
CUSTODIAN FOR JAMI JAYMIN SCOTT LEE BENNETT UNTIL

whose mailing address, if available, is NOVEMBER 4, 2033

BOTH @ 4514 DOUGLAS AVE K FALLS, OR 97601

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 _____

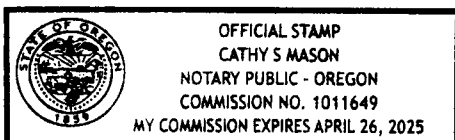
11-7-2023

11-6-2023

N. C. C. C.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on Nov. 7, 2023
by Sherrie Denise Cross



Cathy S. Mason
Notary Public for Oregon
My commission expires April 26, 2025

*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 transfer."

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)).

Beneficiaries continued

THOMAS JAMES O'HARA BENNETT III

AND

DANIELLE LYNETTE MARIE BENNETT

@ 2307 OAK AVE KLAMATH FALLS OR 97601

IF THAT PERSON SURVIVES ME
OR IF EITHER ~~PER~~ PERSON SURVIVES ME
I DESIGNATE:

KATRINA ELIZABETH ARMSTRONG AS CUSTODIAN
FOR JAYMIN SCOTT LEE BENNETT UNTIL NOV. 4, 2033
MOTHER AND SON BOTH @ 4514 DOUGLAS AVE.
KLAMATH FALLS, OR 97601