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



2024-002371

Klamath County, Oregon



00326617202400023710020026

03/28/2024 03:07:43 PM

Fee: \$87.00

After recording, return to (Name and Address):

Diane M. Smith
7115 Turner Ct.
Klamath Falls OR 97603Until requested otherwise, send all tax statements to
(Name and Address):Diane M. Smith
7115 Turner Ct.
Klamath Falls OR 97603

[SPACE RESERVED FOR RECORDER'S USE]

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

1. Diane M. Smith

whose mailing address is 7115 Turner Ct. Klamath Falls OR 97603

owner of the real
property described below, upon my death, do hereby transfer to the beneficiary designated below, all of my right, interest and title
in that certain real property, with all rights and interests belonging or relating thereto, situated in Klamath
County, State of Oregon, legally described (check one): ☐ as set forth on the attached Exhibit A, and incorporated by this reference;
☒ as follows:Lots 46 and 47 in block 1 of tract No. 1085, Country Green,
according to the official plat thereof on file in the office
of the county clerk of Klamath County, Oregon;
Together with a 1992 mobile home, plate # X214156

I designate Brittanie M. Saunders

whose mailing address, if available, is 5207 Mission Creek Rd, Cashmere WA 98815

as my primary beneficiary* if that person survives me.

(Optional) I designate None

whose mailing address, if available, is

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

*ORS 93.961(2) requires that the beneficiary or beneficiaries must be specifically identified by name, rather than as part of a class.

**ORS 93.953(2) states that an individual may designate one or more alternate beneficiaries if the primary beneficiary or beneficiaries are not qualified to take the property at the time of death or do not survive the transferor.

PUBLISHER'S NOTE: ORS chapter 93 provides that Transfer on Death deeds: (a) Transfer only property that the transferor still owns at time of death, and transfer equal shares with no right of survivorship when multiple beneficiaries are named (93.969); (b) Are always revocable (93.955); (c) Must be recorded before death to be effective (93.961), but do not need to be delivered to designated beneficiaries (93.963); (d) Transfer property without any warranties or covenants of title and subject to the debts of the decedent as well as any liens, mortgages and/or other interests to which the property is subject at time of death (93.969).



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

(Optional) SPECIAL TERMS: None

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

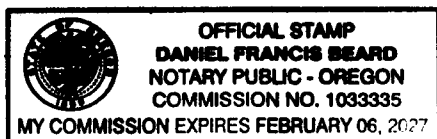
IN WITNESS WHEREOF, the undersigned has executed this instrument on March 28th, 2024

Diane M Smith

STATE OF OREGON, County of Klamath

This record was acknowledged before me on March 28th, 2024

by Diane M. Smith



Daniel Beard

Notary Public for Oregon

My commission expires Feb. 6, 2027