

33254

TA-26917

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"This instrument does not guarantee that any particular use may be made of the property described in this instrument. A buyer should check with the appropriate city or county planning department to verify approved uses."

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That THE NEW YORK GUARDIAN MORTGAGEE CORPORATION, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The South 130 feet of Lot 25, HOMELAND TRACTS #2, in the County of Klamath, State of Oregon.

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

And the grantor hereby covenants to and with the said grantee and grantee's heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars is \$ 63,963.86.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 28 day of January, 1984; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THE NEW YORK GUARDIAN MORTGAGEE CORP.
By Dianne Dromer House

STATE OF NEW YORK)
County of NASSAU) ss.

Personally appeared Dianne DROMER HOUSE who, being duly sworn, did say that SHE is the ASST. VICE PRESIDENT of The New York Guardian Mortgagee Corp., a corporation, and that the said instrument was signed in behalf of said corporation by authority of its board of directors; and SHE acknowledged said instrument to be the voluntary act and deed of said corporation.

[Signature]
Notary Public for New York

AFTER RECORDING RETURN TO:

Douglas M. Thompson
1200 Standard Plaza
Portland, Oregon 97204

AL MONDAY
NOTARY PUBLIC, State of New York
No. 52-4790161
Qualified in Suffolk County
Commission Expires March 30, 1987

STATE OF OREGON: COUNTY OF KLAMATH:ss
I hereby certify that the within instrument was received and filed for record on the 7th day of February, A.D., 1984 at 10:05 o'clock A. M. and duly recorded in Vol. 1984, of Deeds on page 1917.

EVELYN BIEHN, COUNTY CLERK

by [Signature] Deputy

Fee \$ 14.00