

NT

Vol M00 Page 7006

OCWEN FEDERAL BANK, FSB

Grantor's Name and Address

LYLE J. SHELDON

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

LYLE J. SHELDON

101 LINCOLN ST.

KLAMATH FALLS, OR 97601

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

SAME AS ABOVE

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 3/06/00, at 11:17 a m.In Vol. M00 Page 7006

Linda Smith,

County Clerk Fee \$ 21.00

MTC 48637

SPECIAL WARRANTY DEED - STATUTORY FORM
(CORPORATE GRANTOR)

OCWEN FEDERAL BANK, FSB, a corporation duly organized and existing under the laws of the State of New Jersey, Grantor, conveys and specially warrants to LYLE J. SHELDON AND DIANNE M. SHELDON, AS TENANTS BY THE ENTIRETY, Grantee, the following described real property free of encumbrances created or suffered by the Grantor, except as specifically set forth herein, situated in KLAMATH County, Oregon, to-wit:

LOT 5, IN BLOCK 17 OF EWAUNA HEIGHTS ADDITION TO THE CITY OF KLAMATH FALLS ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

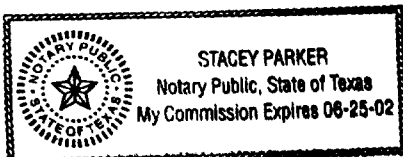
The property is free of all encumbrances created or suffered by the Grantor except (if none, so state):

The true consideration for this conveyance is \$ 54,000.00. (Here, comply with the requirements of ORS 93.030.)

Done by order of the grantor's board of directors with its corporate seal, if any, affixed on February 28, 2000
OCWEN FEDERAL BANK, FSB BY THEIR ATTORNEY IN FACT

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By Sheryl Martin, PresidentTitle: Vice PresidentBy SecretarySTATE OF TEXAS County of Dallas ss.This instrument was acknowledged before me on February 28, 2000
by Sheryl Martin, as V.P. for FEDERAL NAT'L MTG.as ATTORNEY IN FACT FORXX OCWEN FEDERAL BANK, FSBNotary Public for TEXAS

My commission expires _____

21.00 m.