

2000 MAY -8 PM 3: 26

*K55195*
(Reserved for Recording Purposes)**SPECIAL WARRANTY DEED**

ODVA Account Number	Tax Account Number
5048442	R366678

IN CONSIDERATION of fulfillment of that certain Contract of Sale dated May 3, 1985, in the Face Value of \$30,500.00 and recorded on May 6, 1985, in Vol M85, Page 6606, Klamath County, the STATE OF OREGON, by and through the Director of the Oregon Department of Veterans' Affairs, grantor, conveys and specially warrants unto David R. Corbin And Katherine M. Corbin, husband and wife, grantee(s), all of the STATE OF OREGON's right, title and interest to the following described real property free of encumbrances created or suffered by the grantor on or before May 3, 1985, except as specifically set forth herein, situated at 1045 California Ave, Klamath Falls, Oregon 97601 in Klamath County, State of Oregon, to wit:

Lot 2, Block 97, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

K56
AFTER RECORDING RETURN TO:

Until a change is requested, all tax statements shall be sent to the following address:

FIRST AMERICAN TITLE
PO BOX 151
KLAMATH FALLS OR 97601DAVID R CORBIN
PO BOX 2171
WHITE CITY OR 97503

SUBJECT TO:

1. Any taxes for 2000/2001 when due or payable.
2. Any Right of Redemption as Provided by Law.
3. Regulations, including levies, liens and utility assessments in the City of Klamath Falls.
4. Agreement, including the terms and provisions thereof, Dated June 29, 1976, Recorded September 27, 1976, Book M-76, Page 15180, between W. J. Easter and Jennie Easter, husband and wife and Robert L. Snook and Patricia Ann Snook, husband and wife, for encroachment of structure on Lot 1 and onto Lot 2.

"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."

IN WITNESS WHEREOF, the State of Oregon, represented and acting by the Director of the Oregon Department of Veterans' Affairs, has caused these presents to be executed May 4, 2000, at Salem, Oregon. The foregoing recital of consideration is true as I verily believe.

DIRECTOR OF OREGON DEPARTMENT OF VETERANS' AFFAIRS — Lender

By: Joyce D. Hlopek
Joyce D. Hlopek, Manager, Accounts Services

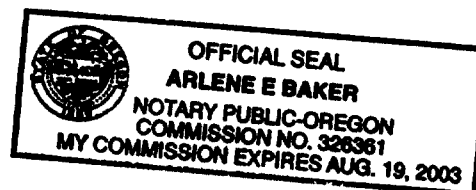
STATE OF OREGON)
) Ss.
County of Marion)

On May 4, 2000,

this instrument was acknowledged before me by the above-named Joyce D. Hlopek, who personally appeared, and, being first duly sworn, did say that she is authorized to sign the foregoing document on behalf of the Oregon Department of Veterans' Affairs by authority of its Director.

Before me: Arlene E. Baker

Notary Public for Oregon



State of Oregon, County of Klamath
Recorded 05/08/00, at 3:26 p. m.
In Vol. M00 Page 16582
Linda Smith,
County Clerk Fee \$ 26.00