

02 NOV 25 PM 3:04

K58874  
WARRANTY DEED

State of Oregon, County of Klamath  
Recorded 11/25/2002 3:04 P. m.  
Vol M02, Pg 68563-64  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

1509068923

**KNOW ALL MEN BY THESE PRESENTS THAT** Chase Manhattan Mortgage Corporation, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by The Secretary of Veterans Affairs, an officer of the United States of America, his successors or assigns as such, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 32, Block 7, Tract No. 101, Wiema Peninsula Unit No. 2, according to the Official Plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

To have and to hold the same unto the said grantee and grantee's heirs, successors and assigns forever, and said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances EXCEPT: - General Taxes, together with interest and penalty, if any; AND - Easements, Restrictions, Covenants or Conditions imposed by instrument or contained on the face of the plat, if any;

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 63,454.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration. 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 individuals.

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.

WARRANTY DEED  
Chase Manhattan Mortgage Corporation  
Grantor  
to  
The Secretary of Veterans Affairs  
Grantee  
7037.27074/Miller, James

After recording return to:  
Northwest Trustee Services, LLC  
Attention: Becky Baker  
P. O. Box 4143  
Bellevue, WA 98009-4143

Mail tax statements to:  
Department of Veterans Affairs  
Regional Loan Center  
12230 Southwest 3<sup>rd</sup> Avenue  
Portland, OR 97204

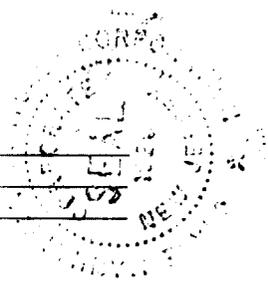
K26.7

Effective this 21st day of November, 2002. If a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other persons duly authorized to do so by order of its board of directors.

Chase Manhattan Mortgage Corporation

*[Handwritten Signature]*

By: CONNIE J. SMITH  
Title: Vice President



State of OHIO )  
 ) ss.  
County of FRANKLIN )

This instrument was acknowledged before me on 8/9/02 by CONNIE J. SMITH as Vice President of Chase Manhattan Mortgage Corporation.

*[Handwritten Signature]*  
Notary Public for Ohio  
My commission expires: 3/24/07



(SEAL)  
Laura C. Koch  
Notary Public-State of Ohio  
My Commission Expires  
March 24, 2007

Unofficial Copy