

02 DEC 5 PM 3:13

Vol M02 Page 70672

K58105
WARRANTY DEED

State of Oregon, County of Klamath
Recorded 12/05/2002 3:13 P m.
Vol M02, Pg 70672-73
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

5965229445

KNOW ALL MEN BY THESE PRESENTS THAT Washington Mutual Bank, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by The Secretary of Housing and Urban Development, his successors in interest 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:

Lots 25, 26 and 27, Block 41, Buena Vista Addition to the City of Klamath Falls, 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 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 \$ 63,022.50.

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

Washington Mutual Bank

Grantor

to

The Secretary of Housing and Urban Development

Grantee

Wright, Jason M. and Albert C./7432.20290

After recording return to:

Northwest Trustee Services, LLC

Attention: Winston Khan

P. O. Box 4143

Bellevue, WA 98009-4143

Mail tax statements to:

Dept. of Housing and Urban Development

C/o Golden Feather Realty Services, Inc.

1600 Sacramento Inn Way, Suite 220

Sacramento, CA 95815

K26.7

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Effective this 15th 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.

Washington Mutual Bank.

Karen Batt
By: _____
Title: Karen Batt, Vice President

State of Illinois)
County of Lake) ss.

This instrument was acknowledged before me on 11-15-02 by Karen Batt as
Vice President of Washington Mutual Bank

Jill R. Wallen
Notary signature
My commission expires: _____

