

03 JUL 18 PM 3:06

Vol M03 Page 50667



After recording return to:
Anita Matys
743 North 11th
Klamath Falls, OR 97601

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

743 North 11th
Klamath Falls, OR 97601

File No.: 7014-71264 (TRW)
Date: March 18, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 07/18/2003 3106 P m
Vol M03 Pg 50667-68
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

STATUTORY SPECIAL WARRANTY DEED

Bankone, National Association, an estate in fee simple Corporation, Grantor, conveys and specially warrants to Anita Matys, the following described real property free of liens and encumbrances created or suffered by the Grantor, except as specifically set forth herein:

The Easterly 89 feet of Lot 14, Block 5, PLEASANT VIEW TRACTS, in the County of Klamath, State of Oregon, EXCEPTING THEREFROM the Southerly 25 feet thereof, ALSO EXCEPTING THEREFROM the Easterly 5 feet there, conveyed for road purposes.

This property is free from liens and encumbrances, EXCEPT: Easements, Covenants, Conditions, and Restrictions, if any of record

1. The Taxes, a lien not yet payable.

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.

The true consideration for this conveyance is **\$45,000.00.**

15264

50668

APN: R515534

Statutory Special Warranty Deed
- continued

File No.: 7014-71264 (TRW)
Date: 03/18/2003

Bankone, National Association, an estate in fee
simple, a Corporation

By: Residential Funding Corporation as
attorney in fact for BankOne National
Association, a Corporation

By: Louis Amaya
Vice president

STATE OF CALIFORNIA
Oregon)
County of SAN DIEGO)ss.
Klamath)

This instrument was acknowledged before me on this 15th day of July, 2003
by as of Louis Amaya

Vice president, Bankone, National Association, an estate in fee simple, on behalf
of the Corporation.

Kate Bustle
Notary Public for ~~Oregon~~ CALIFORNIA

My commission expires:

