

04 JAN 22 AM 10:52

WTC-63609

AFTER RECORDING RETURN TO:

IRENE MICHAELS

5104 MAZAMA DR

KLAMATH FALLS, OR 97603

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

5104 MAZAMA DR.

KLAMATH FALLS, OR 97603

Vol M04 Page 04008

State of Oregon, County of Klamath

Recorded 01/22/2004 10:52 a m

Vol M04 Pg 4008

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

**SPECIAL WARRANTY DEED - STATUTORY FORM**  
(INDIVIDUAL or CORPORATION)

**BENEFICIAL MORTGAGE CORPORATION** Grantor, conveys and specially warrants to:

**IRENE MICHAELS**

Grantee, the following described real property free of encumbrances created or suffered by the grantor except as specifically set forth herein:

Lot 12 in Block 2 of TRACT NO. 1044, WEMBLY PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

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.

**ENCUMBRANCES:**

The true consideration for this conveyance is \$160,000.00

Dated \_\_\_\_\_  
its board of directors.

; if a corporate grantor, it has caused its name to be signed by order of

**Ashraf R. Ibrahim**  
**Asst. Vice President**

**Mary Popoff**  
**Asst. Secretary**

Beneficial Mortgage Corporation

STATE OF California, COUNTY OF Los Angeles

This instrument was acknowledged before me on

**Ashraf R. Ibrahim**

By **Asst. Vice President**

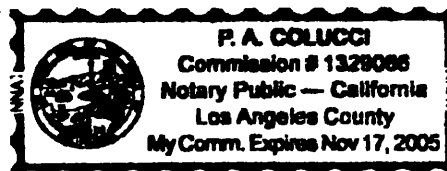
This instrument was acknowledged before me on

By

Ashraf R. Ibrahim as Asst. Vice President  
of Beneficial Mortgage Corp.

Notary Public for

My commission expires: 11-17-05



21.00  
67m