

04 MAY 19 PM 3:11

Vol M04 Page 31527
State of Oregon, County of Klamath
Recorded 05/19/2004 3:11 p m
Vol M04 Pg 31527-28
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

SPECIAL WARRANTY DEED

1200028

KNOW ALL MEN BY THESE PRESENTS THAT Columbia River Bank Mortgage Group, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Federal National Mortgage Association, hereinafter called the grantee, does hereby convey and specially warrant 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:

The North 16-2/3 feet of the West 70 feet of Lot 7 and the South 16-2/3 feet of the West 70 feet of Lot 8 in Block 55 of Lakeview Addition to the City of Klamath Falls, 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 44,732.80.
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

Columbia River Bank Mortgage Group
Grantor

to

Federal National Mortgage Association
Grantee

Brooks, Patrick T./7585.20009

After recording return to:
Northwest Trustee Services, Inc.
Attention: Chris Ashcraft
P. O. Box 997
Bellevue, WA 98009-0997

Mail tax statements to:
Federal National Mortgage Association
13455 Noel Road, Suite 600
Dallas, TX 75240

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Effective this 14 day of May, 20 04. 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.

Columbia River Bank Mortgage Group


By Jennifer Ringlbauer
Title: Real Estate Servicing Manager

State of OREGON)
) ss.
County of Wasco)

This instrument was acknowledged before me on 5/14/04 by Jennifer Ringlbauer as
Real Estate Servicing Manager of Columbia River Bank Mortgage Group.


Notary signature
My commission expires: 7-27-07

