

Grantor's Name and Address

Wells Fargo Bank Minnesota, NA, As Trustee under the
pooling and servicing agreement dated as of 2/28/01, series
2001-A
4315 Mission Blvd., San Diego, CA 92612

M06-01003

Klamath County, Oregon
01/18/2006 11:03:38 AM
Pages 2 Fee: \$26.00

Grantee's Name and Address

After recording return to:

Mike & Karen Nazarovff
144320 Birchwood
La Pine, Oregon 97739

Name, Address, Zip

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

Mike & Karen Nazarovff
144320 Birchwood
LAPINE, OREGON 97739

Name, Address, Zip

464730 103912556

SPECIAL WARRANTY DEED - STATUTORY FORM

KNOW ALL BY THESE PRESENTS that Wells Fargo Bank Minnesota, NA, As Trustee under the pooling and
servicing agreement dated as of 2/28/01, series 2001-A, hereinafter called grantor, for the consideration hereinafter
stated, to Grantor, conveys and specially warrants to

MIKE NAZAROFF AND KAREN NAZAROFF, HUSBAND AND WIFE

Grantee, the following described real property free of encumbrances created or suffered by the Grantor except as
specifically set forth herein situated in Klamath County, State of Oregon, to wit:

LOT 99, BLOCK 1, TRACT NO. 1060, SUN FOREST ESTATES, ACCORDING TO THE OFFICIAL PLAT
THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title
against the lawful claims of all persons claiming by, through, and under it, but not further otherwise.

The following reservations from and exceptions to this conveyance and the warranty of title herein shall apply.

- (1) All Easements, rights of way and prescriptive rights whether of record or not, pertaining
to any portions(s) of the herein described property (hereinafter, the "Property");
- (2) All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral
interest and transfers of interest of any character, in the oil, gas or minerals of record in
any county in which any portion of the Property is located;
- (3) All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and
other items of record in any county in which any portion of the Property is
located, pertaining to any portion(s) of the Property, but only to the extent that same are
still in effect;
- (4) All presently recorded instruments (other than liens and conveyances by, through or
under the Grantor) that affect the Property and any portion(s) thereof;

\$26*

- (5) Ad Valorem taxes, fees and assessments, if any, for the current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and
- (6) Any conditions that would be revealed by a physical inspection and survey of the Property.

The true consideration for this conveyance, \$ 102,900.00 (Here comply with the requirements of ORS 93.030.)

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.

Wells Fargo Bank Minnesota, NA, As Trustee under the pooling and servicing agreement dated as of 2/28/01, series 2001-A
By Homeq Servicing Corporation, attorney in fact

Shallina Hudson

Printed Name: Shallina Hudson
Assistant Vice President

STATE OF NC, County of Wake)ss.

The foregoing instrument was acknowledged before me this 6 day of Jan 06
by: Shallina Hudson as AVP
of Homeq Servicing Corporation, attorney in fact for Wells Fargo Bank Minnesota, NA, As Trustee under the pooling and servicing agreement dated as of 2/28/01, series 2001-A.

Seal

Kalpana Patel

Notary Public for
My commission expires:

