

2007-005979

Klamath County, Oregon



00019126200700059790030036

03/30/2007 02:37:10 PM

Fee: \$31.00



After Recording Return To:

Ticor Title
1650 Williams Hwy
Grants Pass OR 97527

Send Tax Statements To:

Lewis Driver
527 South 2nd Street
Chiloquin OR 97624

Title Order No.
Escrow No. 26-56769
Tax Account No.

ATE: 63956

SPECIAL WARRANTY DEED

(ORS 93.855)

Federal National Mortgage Association, a corporation, Grantor, conveys and specially warrants to **Lewis Driver, an estate in fee simple, Grantee,** the following described real property free of encumbrances created or suffered by the Grantor except as specifically set forth herein:

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE OF GREATER THAN \$ 35,000.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$ 35,000.00 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.

See Exhibit 'A' attached hereto and by reference made a part hereof.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES 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, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

The true consideration for this conveyance is \$35,000.00.

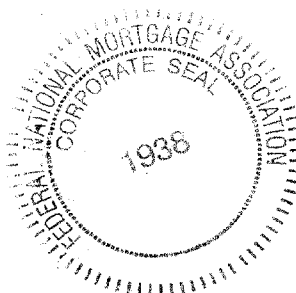
Dated this 24th day of March, 2007

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By

Patricia Hanson

Vice President



\$31-A

Title No.

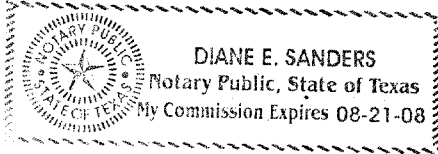
Escrow No. 26-56769

State of Texas, County of Dallas)ss.

This instrument was acknowledged before me on March 29, 2007
by [Signature] as Vice President of Federal National Mortgage
Association.

Notary Public

My commission expires: _____



Unofficial Copy

Title No.

Escrow No. 26-56769

EXHIBIT 'A'

Legal Description:

Lots 7 and 8, Block 8, SOUTH CHILOQUIN, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Subject to:

The said property is free from encumbrances except:
COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, SET BACK LINES,
POWERS OF SPECIAL DISTRICTS AND EASEMENTS OF RECORD, IF ANY.

Unofficial
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