

2007-020043

Klamath County, Oregon



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11/28/2007 03:21:25 PM

Fee: \$26.00

NTC 81164 - SH

AFTER RECORDING MAIL TO:

Name **JOHN & TERESA SOTO**  
3953 FRIEDA AVE

Address 1404 Derby St

City, State, Zip Klamath Falls, OR 97603

Escrow Number: R07-01052A-PS

### Special Warranty Deed

THE GRANTOR(S) Citifinancial, Inc., by Citifinancial Mortgage Company, Inc. for and in consideration of (\$ 70,000.00 ), in hand paid, grants, bargains, sells, conveys, and confirms to

John M. Soto and Teresa A. Soto, as Tenants By The Entirety

the following described real estate, situated in the County of Klamath, State of Oregon:

The E 1/2 of Lot 16 Block 2 BRYANT TRACTS NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO:

Easements, restrictions, covenants, reservations, conditions and agreements, if any, of record.

Assessor's Property Tax Parcel Account Number(s): R446011

The Grantor(s) for itself and for its successors in interest do by these presents expressly limit the covenants of the deed to those herein expressed, and excludes all covenants arising or to arise by statutory or other implication, and do hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor(s) and not otherwise, it will forever warrant and defend the said described real estate.

Dated November 21, 2007.

Citifinancial, Inc., By Citifinancial Mortgage Company, Inc.

By:   
Olympus Asset Management, Inc., as Attorney in Fact

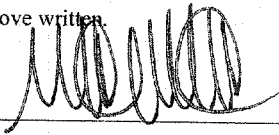
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STATE OF Maine }  
County of Cumberland } SS.

ACKNOWLEDGMENT - Attorney in Fact - Corporate

On this 28<sup>th</sup> day of November, 2007, before me, the undersigned, a Notary Public in and for the State of Maine, duly commissioned and sworn, personally appeared Abson Legendre to me known to be the Secretary Treasurer of Olympus Asset Management, Inc., Attorney in Fact for Citifinancial, Inc., by Citifinancial Mortgage Company, Inc., and acknowledged that he/she signed the same in his/her capacity as Secretary Treasurer of Olympus Asset Management, Inc., as Attorney in Fact for said principal and acknowledged that he/she signed the same as his/her free and voluntary act and deed as Attorney in Fact for said principal for uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked.

GIVEN under my hand and official seal the day and year first above written.

  
\_\_\_\_\_  
Notary Public in and for the State of Maine  
Residing at \_\_\_\_\_

My appointment expires MATTHEW BUZZELL-CLIMO  
Notary Public, Maine  
My Commission Expires September 17 2014

