

2008-001233

Klamath County, Oregon



00039290200800012330020022

01/30/2008 11:23:24 AM

Fee: \$26.00



THIS SPACE

After recording return to:  
Earla Patton  
2238 Dixon St  
Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the following address:  
Earla Patton  
2238 Dixon St  
Klamath Falls, OR 97601

File No.: 7081-1059843 (DSS)  
Date: January 14, 2008

**STATUTORY SPECIAL WARRANTY DEED**

**U.S. Bank National Association**, Grantor, conveys and specially warrants to **Earla Patton**, the following described real property free of liens and encumbrances created or suffered by the Grantor, except as specifically set forth herein:

**THE EAST HALF OF LOTS 1 AND 2, BLOCK 3, DIXON 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.**

**This property is free from liens and encumbrances, EXCEPT: Restrictions shown on the recorded plat/partition of Dixon Addition.**

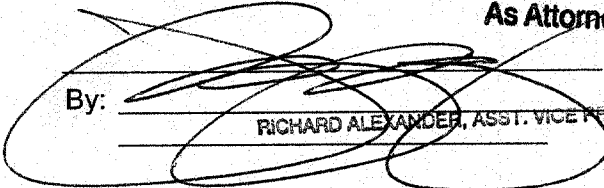
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is **\$156,500.00**.

F26-

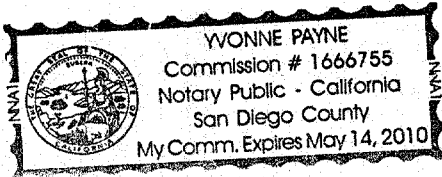
U.S. Bank National Association

By JPMorgan Chase Bank, N.A.  
As Attorney-In-Fact

By:   
RICHARD ALEXANDER, ASST. VICE PRESIDENT

STATE OF California )  
County of San Diego )ss.  
)

This instrument was acknowledged before me on this 22<sup>nd</sup> day of January, 2008  
by Richard Alexander as AVP of  
JPMorgan Chase Bank, N.A. as Attorney-in-Fact on behalf of the \_\_\_\_\_  
for U.S. Bank National Association



Yvonne Payne  
Notary Public  
for State of California  
My commission expires: 5/14/10

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