

2008-016175

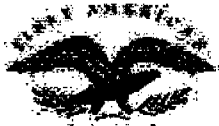
Klamath County, Oregon



00057179200800161750030033

12/08/2008 02:54:24 PM

Fee: \$31.00



After recording return to:
Casey W Ladner and Melissa M
Ladner
6412 Harlan Drive
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Casey W Ladner and Melissa M Ladner
6412 Harlan Drive
Klamath Falls, OR 97603

File No.: 7021-1287053 (ALF)
Date: November 26, 2008

THIS SPACE RESERVED FOR RECORDERS USE

STATUTORY SPECIAL WARRANTY DEED

The Bank of New York as Trustee for the Benefit of the Asset-Backed Certificates, Series 2007-2, Grantor, conveys and specially warrants to Casey W Ladner and Melissa M Ladner as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances created or suffered by the Grantor, except as specifically set forth herein:

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.


The true consideration for this conveyance is **\$210,000.00**. (Here comply with requirements of ORS 93.030)

FBI

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007.

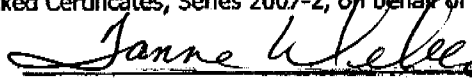
Dated this 4 th day of December, 2008.

The Bank of New York as Trustee for the
Benefit of the Asset-Backed Certificates,
Series 2007-2

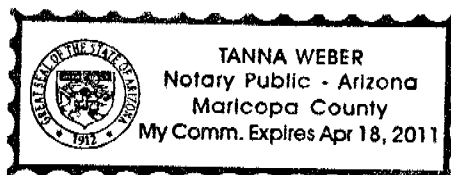

By: Cory Klapperich, Assistant Secretary
by Countrywide Home Loans Servicing LP,
as Attorney in Fact

STATE OF Arizona)
)ss.
County of Maricopa)

This instrument was acknowledged before me on this 4 th day of December, 2008
by Cory Klapperich as Assistant Secretary of The Bank of New York
as Trustee for the Benefit of the Asset-Backed Certificates, Series 2007-2, on behalf of the .


Tanna Weber

Notary Public for Maricopa County
My commission expires: 4-18-2011



APN: R566239

Statutory Special Warranty Deed
- continued

File No.: 7021-1287053 (ALF)
Date: 11/26/2008

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Lot 34 in Block 3 of Tract No. 1127, Ninth Addition to Sunset Village, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM the Westerly 15 feet thereof.

TOGETHER WITH a tract of land situated in the SE 1/4 SW 1/4 of Section 12, and the NE 1/4 NW 1/4 of Section 13, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the Northeast corner of Lot 34, Block 3, Tract 1127-Ninth Addition to Sunset Village; thence South 42°33'00" West 150.00 feet to the Northerly right of way line of the U. S. B. R. "A" Canal; thence North 47°27'00" West, along the said Northerly right of way line, 57.54 feet to the Southeast corner of said Lot 34 Block 3; thence North 63°32'08" East 160.67 feet to the point of beginning, with bearings based on Lot Line Adjustment Survey No. 3440.

Note: This legal description was created prior to January 1, 2008.