

2009-007195

Klamath County, Oregon



00066547200900071950030037

05/22/2009 03:02:55 PM

Fee: \$31.00

AFTER RECORDING MAIL TO:

Name Randall Whitcomb

Address ~~925 N. 6th St~~

P. O. Box 1258

City, State, Zip ~~Klamath Falls, OR 97601~~

Gold Beach, OR 97444

1st 1344345

Escrow Number: 09-55-PS

Special Warranty Deed

THE GRANTOR(S) Citifinancial, Inc. by Citifinancial Mortgage Company, Inc., for and in consideration of Ten dollars and other good and valuable consideration (\$10.00), in hand paid, grants, bargains, sells, conveys, and confirms to

Randall W. Whitcomb, and Rebecca F. Barron, not as tenants in common but with rights of survivorship

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

See Exhibit "A" legal description attached hereto and made a part hereof

SUBJECT TO:

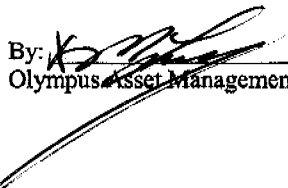
Easements, restrictions, covenants, reservations, conditions and agreements, if any, of record.

Assessor's Property Tax Parcel Account Number(s): R411619

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 May 13, 2009

Citifinancial, Inc. by Citifinancial Mortgage Company, Inc.

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

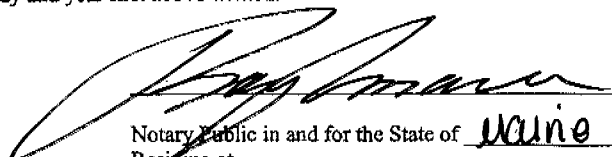
F31-

STATE OF Maine }
County of Cumberland } SS.

ACKNOWLEDGMENT - Attorney in Fact - Corporate

On this 13 day of May, 2009, before me, the undersigned, a Notary Public in and for the State of Maine, duly commissioned and sworn, personally appeared Maven Legendre, to me known to be the Vice President 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 Vice President 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 RAYLENE MORSE
Notary Public, Maine
My Commission Expires
August 14, 2015

Property: 325 N. 6th St, Klamath Falls, OR 97601.

Exhibit "A"

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

ALL THAT PORTION OF LOTS 5 AND 6, BLOCK 41, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING ON THE EAST LINE OF SIXTH STREET IN THE CITY OF KLAMATH FALLS, OREGON, AT A POINT DISTANT 35 FEET SOUTHEASTERLY FROM THE INTERSECTION OF THE SOUTHERLY LINE OF WASHINGTON STREET WITH THE SAID LINE OF SIXTH STREET; THENCE NORTHEASTERLY PARALLEL WITH WASHINGTON STREET 90 FEET; THENCE SOUTHEASTERLY AND PARALLEL WITH SIXTH STREET 49 FEET; THENCE SOUTHWESTERLY PARALLEL WITH WASHINGTON STREET, 90 FEET TO THE EAST LINE OF SIXTH STREET; THENCE NORTHWESTERLY ALONG SAID LINE OF SIXTH STREET 49 FEET TO THE PLACE OF BEGINNING. ✓

NOTE: THIS LEGAL DESCRIPTION WAS CREATED PRIOR TO JANUARY 1, 2008.

Tax Parcel Number: R411619
