

2009-009758

Klamath County, Oregon



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07/17/2009 03:15:51 PM

Fee: \$31.00

AFTER RECORDING MAIL TO:

1824 Tiffany Street
Klamath Falls, OR 97601

1511428015

Escrow Number: R09-01050-PS

Special Warranty Deed

THE GRANTOR(S) Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, DC 20420, who acquired title as Secretary of Veterans' Affairs, an officer of the United State of America, his successors and assigns for and in consideration of (\$ 1166,900.00) and other good and valuable consideration, in hand paid, grants, bargains, sells, conveys, and confirms to

Greg^{W.} Holm and Jacqueline^{R.} Holm, as tenants by the entirety

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

See Exhibit "A" as legal description attached hereto and incorporate Herein by this reference.

(Commonly Known as: 1824 Tiffany Street, Klamath Falls, OR 97601)

SUBJECT TO:

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

Assessor's Property Tax Parcel Account Number(s): R173029

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.

Pursuant to provisions of 38 U.S.C. 3720(a)(6) the Secretary of Veterans Affairs does not seek to exercise exclusive jurisdiction over the within described property.

Dated July 2, 2009.

Secretary of Veterans Affairs, an Officer of the
United States of America

By: Fadarryl Lundy

Its: Fadarryl Lundy, Asst. Secretary
Countrywide pursuant to a delegation of authority
Contained in 38 C.F.R. § 36.4342 (f)

F31

Exhibit "A"

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

A PARCEL OF LAND SITUATE IN BLOCK 24, ELDORADO HEIGHTS ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

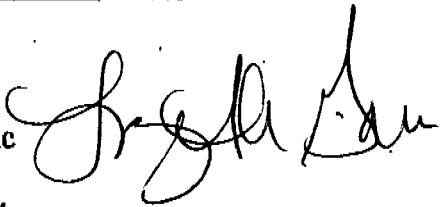
BEGINNING AT A POINT ON THE WEST RIGHT OF WAY LINE OF TIFFANY STREET, SAID LINE BEING ALSO THE EAST LINE OF BLOCK 24, ELDORADO HEIGHTS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, FROM WHICH THE NORTHEAST CORNER OF SAID BLOCK 24 BEARS NORTH 0° 18' EAST 194.00 FEET DISTANT; THENCE NORTH 89° 42' WEST 146.42 FEET, MORE OR LESS, TO THE NORTHEASTERLY LINE OF LOT 11 OF SAID BLOCK 24; THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE NORTHEASTERLY LINE OF LOTS 11, 14 AND 15 ON A 6° 36' 40" CURVE TO THE RIGHT 89.90 FEET; THENCE SOUTH 89° 42' EAST 90.04 FEET, MORE OR LESS TO THE EAST LINE OF SAID BLOCK 24; THENCE NORTH 0° 18" EAST 70.00 FEET TO THE POINT OF BEGINNING.

STATE OF Texas
Collin COUNTY

On this date, before me personally appeared Fadarryl Lundy,
pursuant to a delegation of authority contained in 38 C.F.R. § 36.4342 (f), to
me known to be the person who executed the foregoing instrument on behalf
of the Secretary of Veterans Affairs, and acknowledged that he executed the
same as the free act and deed of said Secretary.

In Witness Whereof, I have hereunto set my hand and affixed my official seal
in the State of Texas aforesaid, this 2nd day of
July, 2009

Notary Public



My term expires: _____

