2009-012481 Klamath County, Oregon





After recording return to: Howard W Newman 4702 Horned Lark Drive Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the following address:
Howard W Newman
4702 Horned Lark Drive
Klamath Falls, OR 97601

File No.: 7021-1443011 (ALF) Date: August 27, 2009 THIS SPA(09/21/2009 02:55:57 PM

Fee: \$26.00

STATUTORY WARRANTY DEED

The Bank of New York Mellon FKA The Bank of New York, as Trustee, for the Certificateholders, CWALT, Inc., Alternative Loan Trust 2007-HY8C Mortgage Pass-Through Certificates, Series 2007-HY8C, Grantor, conveys and warrants to Howard W Newman, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

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

LOT 692, RUNNING Y RESORT, PHASE 8, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

- 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.
- The 2009-2010 Taxes, a lien not yet payable.

The true consideration for this conveyance is \$274,000.00. (Here comply with requirements of ORS 93.030)

File No.: 7021-1443011 (ALF) Date: 08/27/2009

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 _ | 10th day of | September | , 20 09 . | |
|--|---|--|-------------------------------------|--|
| New York, CWALT, It Mortgage 2007-HY8 | , as Trustee, t nc., Alternativ Pass-Throug C By BAC Hor | Melion FKA The Bank for the Certificateholde e Loan Trust 2007-H\ n Certificates, Series me Loans Servicing LP, to Servicing LP, as Attorne | ers, 78C Fka | |
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| | erri Ryan ssistant Secreta | ary | | |
| | | | | |
| STATE OF | ARIZONA |))ss. | | |
| County of | Maricopa | ,) | | |
| This instrun | nent was ackno | owledged before me on | this 10th day of Sep | tember, 20 09 |
| by <u>Kerri</u> | Ryan | asas | istant Secretary | of The Bank of New York |
| Mellon FKA | The Bank of N | lew York, as Trustee, fo | or the Certificatehol g ers, | CWALT, Inc., Alternative Loan |
| Trust 2007- | HY8C Mortgag | e Pass-Through Certifica | ates, Series 2007 148C, o | on behalf of the . |
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| | | | · | 17 |
| | | Notar | y Public for ™Maricopa, A | \ ∠ |

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My commission expires: July 06, 2012

