

NTC Spall

2009-016152

Klamath County, Oregon



12/28/2009 03:21:42 PM

Fee: \$47.00

RECORDING REQUESTED BY:  
Fidelity National Title Company of Oregon  
GRANTOR'S NAME:  
Wells Fargo Bank, NA as Trustee for Banc of  
America Alternative Loan Trust Series 2005-11,  
Mortgage Pass-Through Certificates, series  
2005-11 who acquired title as

Wells Fargo Bank, NA as Trustee for Banc of  
America Alternative Loan Trust Series 2005-11  
GRANTEE'S NAME:

Junior Lee Jackson  
SEND TAX STATEMENTS TO:

Junior Lee Jackson  
375 Mesa Road  
Nipomo, CA 93444

AFTER RECORDING RETURN TO:

Junior Lee Jackson  
Same as above

Escrow No:

20090019117-FTPOR03  
1405 Upham St.  
Klamath Falls, OR 97601

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**SPECIAL WARRANTY DEED - STATUTORY FORM**

(INDIVIDUAL or CORPORATION)

**1405 Upham St. Klamath Falls, OR 97601**

Wells Fargo Bank, NA as Trustee for Banc of America Alternative Loan Trust Series 2005-11, Mortgage  
Pass-Through Certificates, series 2005-11 who acquired title as

BOAALT

Wells Fargo Bank, NA as Trustee for ~~Banc of America Alternative Loan Trust~~ Series 2005-11 Grantor,  
conveys and specially warrants to

Junior Lee Jackson

Grantee, the following described real property free and clear of encumbrances created or suffered by the  
grantor except as specifically set forth below:

See attached "Exhibit A"

ENCUMBRANCES: Any covenants, conditions, restrictions and easements of record  
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, 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, CHAPTER 424, OREGON LAWS 2007.

The true consideration for this conveyance is \$45,900.

Dated 12/28, if a corporate grantor, it has caused its name to be signed by order of its board of  
directors.

Wells Fargo Bank, NA as Trustee for Banc of  
America Alternative Loan Trust Series 2005-11,  
Mortgage Pass-Through Certificates, series  
2005-11 who acquired title as

Wells Fargo Bank, NA as Trustee for Banc of  
America Alternative Loan Trust (BOAALT) Series  
2005-11

BY: [Signature]  
Erica L. Williams

ITS: Assistant Secretary

State of                       
County of                     

by Bank of America, N.A.  
as attorney in fact


47amt

State of Arizona  
County of Maricopa

This instrument was acknowledged before me on Dec 22nd, 2009 by

Erica L. Williams

as Assistant Secretary of Wells Fargo Bank NA

  
\_\_\_\_\_, Notary Public, State of Arizona

My commission expires: April 15, 2011



Exhibit A

Legal Description

**The West 44 feet of Lots 5 and 6 in Block 29 of HILLSIDE 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.**