

2010-001889
Klamath County, Oregon



After recording return to:
First American Title
1225 Crater Lake Ave.
Medford OR, 97504

Until a change is requested all tax statements
shall be sent to the following address:
James W. Hampton
1042 NEWCASTLE
KLAMATH FALLS OR 97603

File No.: 7161-1477295 (DJ)
Date: January 14, 2010

THIS S



02/04/2010 03:16:32 PM

Fee: \$47.00

STATUTORY SPECIAL WARRANTY DEED

Federal Home Loan Mortgage Corporation, Grantor, conveys and specially warrants to **James W. Hampton**, Grantee, the following described real property free of liens and encumbrances created or suffered by the Grantor, except as specifically set forth herein:

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

A PORTION OF LOTS 7 AND 8 IN BLOCK 40 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, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 8, BLOCK 40; THENCE NORTH 68° 46' EAST 10 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 68° 46' EAST 89.70 FEET; THENCE SOUTHEASTERLY 80 FEET; THENCE SOUTHWESTERLY 89.70 FEET; THENCE NORTH 21° 14' WEST 80.00 FEET TO THE POINT OF BEGINNING.

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.

The true consideration for this conveyance is **\$225,000.00**. (Here comply with requirements of ORS 93.030)

F47

APN: R216368

Statutory Special Warranty Deed
- continued

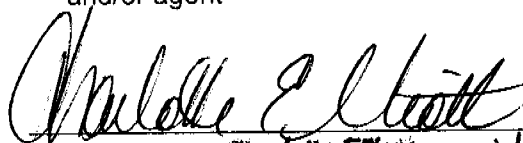
File No.: 7161-1477295 (DJ)
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BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON 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 15 day of January, 2016.

Federal Home Loan Mortgage Corporation

By: National Default REO Services, a
Delaware Limited Liability Company
dba First American Asset Closing
Services ("FAACS"), as attorney in fact
and/or agent


By: Charlotte Elliott - V.P.
(print name), authorized signor

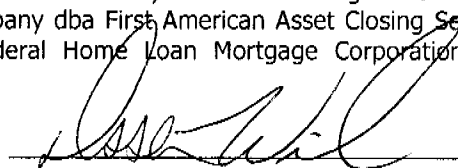
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Statutory Special Warranty Deed
- continued

File No.: 7161-1477295 (DJ)
Date: 01/14/2010

STATE OF Texas)
)ss.
County of Collin)

This instrument was acknowledged before me on this 15 day of January, 2010
by Charlotte Elliott (print name here) as authorized signor for National Default REO
Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), as
attorney in fact and/or agent for of Federal Home Loan Mortgage Corporation, on behalf of the
corporation.


Notary Public for Texas
My commission expires: 2/8/12

