

2010-005117

Klamath County, Oregon



00083375201000051170020025

04/30/2010 11:29:11 AM

Fee: \$42.00

RECORDING REQUESTED BY:

Ticor Title
744 NE 7th Street
Grants Pass, OR 97526

GRANTOR'S NAME:

Federal National Mortgage Association

GRANTEE'S NAME:

Robert David Mooers and Pamela G. Mooers, as
tenants by the entirety

SEND TAX STATEMENTS TO:

Robert David Mooers and Pamela G. Mooers, as
tenants by the entirety
3414 Winterbrook Ln
Central Point, OR 97502

AFTER RECORDING RETURN TO:

Robert David Mooers and Pamela G. Mooers
3414 Winterbrook Ln
Central Point, OR 97502

Escrow No: 472609002738-TTJOS26

4825 Falcon Drive
Klamath Falls, OR 97601

ATE 67436

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED - STATUTORY FORM
(INDIVIDUAL or CORPORATION)

Federal National Mortgage Association, who acquired title as Fannie Mae

Grantor, conveys and specially warrants to

Robert David Mooers and Pamela G. Mooers, as tenants by the entirety

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

Lot 1299, Tract No. 1443, a replat of Lots 595-602, 604-605, Falcon Drive and Red Tail Drive of
Tract 1340, Running Y Resort Phase 7, according to the official plat thereof on file in the office of
the Clerk of Klamath County, Oregon.

CODE: 183 MAP: 3808-009DD TL: 00200 KEY: 891591

ENCUMBRANCES:

RESTRICTIONS, RESERVATIONS, SET BACK LINES, POWERS OF SPECIAL DISTRICTS AND
EASEMENTS OF RECORD, IF ANY

**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, AND
SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON
LAWS 2009.**

The true consideration for this conveyance is \$135,100.00

Dated 4-22-10; if a corporate grantor, it has caused its name to be signed by order of its board of
directors.

Ar

Federal National Mortgage Association

BY:

Christopher Irby
Assistant Vice President

State of TEXAS

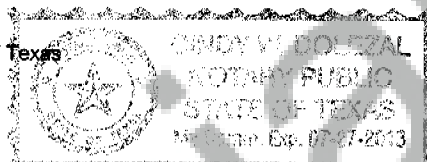
COUNTY of Dallas

This instrument was acknowledged before me on April 22, 2010

by Christopher Irby
Assistant Vice President

My commission expires:

Notary Public - State of Texas



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