

2010-010709

Klamath County, Oregon



00089990201000107090020024



THIS SPACE

09/09/2010 02:59:06 PM

Fee: \$42.00

After recording return to:

Paul Powless

~~615 Upham Street~~ **PO Box 1290**
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:

Paul Powless

615 Upham Street

Klamath Falls, OR 97601

File No.: 7021-1569046 (ALF)

Date: September 02, 2010

1st 1569046

STATUTORY WARRANTY DEED

BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP, Grantor, conveys and warrants to **Paul Powless**, 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:

THE EAST HALF OF LOTS 7 AND 8 IN BLOCK 17 OF FAIRVIEW ADDITION NO. 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

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 **\$30,000.00**. (Here comply with requirements of ORS 93.030)

F

APN: R301710

Statutory Warranty Deed
- continued

File No.: 7021-1569046 (ALF)
Date: 09/02/2010

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, 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, OF CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

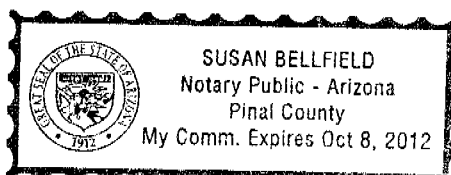
Dated this 3rd day of September, 2010.

BAC Home Loans Servicing, LP fka Countrywide Home
Loans Servicing LP


By: Roseanne Silvestro, Assistant Secretary

STATE OF Arizona)
)ss.
County of Maricopa)

This instrument was acknowledged before me on this 3rd day of September, 2010
by Roseanne Silvestro as Assistant Secretary of BAC
Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP, on behalf of the .



Notary Public for Arizona
My commission expires: 10/8/12