

2010-011075

Klamath County, Oregon



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09/17/2010 03:13:57 PM

Fee: \$42.00

MTC88442

4783008872

After recording, return to, and
unless further notified, send
tax statement to:

John Glogowski Living Trust

1622 Riverside Dr

Klamath Falls OR 97601

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST TO WASHINGTON MUTUAL BANK, hereinafter called grantor, for the consideration hereinafter stated, grants, bargains, sells, conveys and specially warrants to *JOHN GLOGOWSKI LIVING TRUST, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

*JOHN GLOGOWSKI, TRUSTEE OF THE

Lot 26 in Block 1, Bryant Tract^SNo. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Commonly known as: 1420 & 1420 ½ Summers Lane, Klamath Falls, OR 97603.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Subject to all conditions, easements, restrictions, reservations and agreements of record.

To have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns, forever.

And the grantor hereby covenants to and with the said grantees and grantees' heirs, successors and assigns that said real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$59,000.00.

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In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 8th day of September, 2010; if a corporate grantor, it has caused its name to be signed by its officer, duly authorized thereto by order of its board of directors.

Signed, acknowledged and delivered in the presence of:

JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION, SUCCESSOR IN INTEREST TO
WASHINGTON MUTUAL BANK

Witness:

Witness: Carrie Griffin

Witness:

Richard Dodd

By:

By: **Molly Schenck**
Its: Vice President

Its: Vice President

Print names below signatures

State of FLORIDA

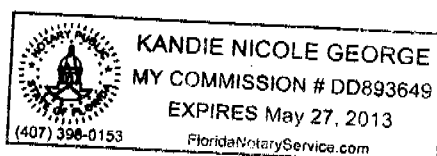
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) SS.

County of DUVAL

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The foregoing instrument was acknowledged before me this 8 day of September, 2010, by **Molly Schenck**, the Vice President of JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR IN INTEREST TO WASHINGTON MUTUAL BANK, AS AFORESAID.



Notary Public

My commission expires: