

2011-001137

Klamath County, Oregon



00096133201100011370030038

THIS SPACE

01/31/2011 03:14:15 PM

Fee: \$47.00

After recording return to:

RON HOLCOMBE AND VANESSA
HOLCOMBE

138208 HILLCREST ST
GILCHRIST OR 97737

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

RON HOLCOMBE AND VANESSA
HOLCOMBE

138208 HILLCREST ST
GILCHRIST OR 97737

Escrow No. 2459831

Title No. 0088849

SPECIAL-EM

SPECIAL WARRANTY DEED

**WELLS FARGO BANK, N.A., AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION,
MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 1998-2**

Grantor(s) hereby grant, bargain, sell, warrant and convey to

Ronald G. /E.
~~RON~~ HOLCOMBE AND VANESSA HOLCOMBE settlors & trustees of The Holcombe Family Trust

Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances
except as specifically set forth herein in the County of **KLAMATH** and State of Oregon, to wit:

**LOT 43 OF TRACT 1318-GILCHRIST TOWNSITE, ACCORDING TO THE OFFICIAL PLAT THEREOF
ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.**

Tax Account No: **2409-019DA-02600-000**

More Commonly known as: 138208 HILLCREST ST GILCHRIST OR 97737

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record, if
any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful
claims and demands of all persons claiming by, through, or under the grantor except those claiming under the above-
described encumbrances.

The true and actual consideration for this conveyance is \$ **25,400.00**

47 Am J

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THAT 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 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.

**WELLS FARGO BANK, N.A., AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION,
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By: AMERICAN HOME MORTGAGE SERVICING

Assistant Secretary

Its : ATTORNEY IN FACT

STATE OF TEXAS

)SS.

COUNTY OF DALLAS

This instrument was acknowledged before me this 25th day of January, 2011, by E Evelyn Brown, Assistant Secretary the **WELLS FARGO BANK, N.A., AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 1998-2**, the Grantor.

My Commission Expires:

7/29/14


Notary Public

