LUC 88931

RECORDING COVER SHEET

ALL TRANSACTIONS, PER ORS 205.234

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

2011-007073 Klamath County, Oregon



06/09/2011 03:22:33 PM

Fee: \$47.00

This Space For County Recording Use Only as of 1-1-97 **AFTER RECORDING RETURN TO**

instrument after recording, as required by ORS 205.180(4) and ORS 205.238 Scrvice Link 4000 Industrial Blvd. Aliquippa, PA 15001 1-800-439-5451 1. NAME(S) OF THE TRANSACTION(S), described in the attached instrument and required by ORS 205.234(a). Note: Transaction as defined by ORS 205.010 "means any action required or permitted by law to be recorded including, but not limited to transfer, encumbrance or release affecting title to or an interest in real property." Special Warranse, of the person(s) described in ORS 205.125(1)(b) or GRANTOR, as described in ORS 205.160. Federal Home to an interest in CRS 205.125(1)(a) or 3. INDIRECT PARTY, name(s) of the person(s) described in ORS 205.125(1)(a) or	any
Scrvice Link (1947-388). 4000 Industrial Blvd. Aliquippa, PA 15001 1-800-439-5451 1. NAME(S) OF THE TRANSACTION(S), described in the attached instrument and required by ORS 205.234(a). Note: Transaction as defined by ORS 205.010 "means any action required or permitted by law to be recorded including, but not limited to transfer, encumbrance or release affecting title to or an interest in real property." Special War and Special War and Special Control of the person(s) described in ORS 205.125(1)(b) or GRANTOR, as described in ORS 205.160.	any
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Federal Home Loan Mortgage Corporation	
3 INDIDECT PARTY name(s) of the person(s) described in ORS 205 125(1)(a) or	
2 INDIDECT PARTY name(s) of the person(s) described in ORS 205 125(1)(a) or	
3. INDIKECT I AKT I, nume(s) of the person(s) described in ORS 200.125(1)(a) of	
GRANTEE, as described in ORS 205.160.	
Christopher W Beland	
4. TRUE AND ACTUAL CONSIDERATION PAID for instruments conveying or contracting to convey fee title to	any
real estate and all memoranda of such instruments, reference ORS 93.030.	
108 000.00	
5. UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO T	ΙE
FOLLOWING ADDRESS for instruments conveying or contracting to convey fee title to any real estate, reference ORS 93.20	9.
3515 Hope St Klamath Falls OR 97603	
6. FULL OR PARTIAL SATISFACTION, IF ANY, OF THE LIEN CLAIM CREATED BY TORDER or WARRANT, for instruments to be recorded in County Clerk Lien Records, reference ORS 205.125(1)(e).	ΗE
7. THE AMOUNT OF THE CIVIL PENALTY OR THE AMOUNT, INCLUDING PENALTII INTEREST AND OTHER CHARGES, FOR WHICH THE WARRANT, ORDER OR JUDGMENT WAS ISSUED, for instruments to be recorded in County Clerk Lien Records, reference ORS 205.125(1)(c) and	



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

R 2473881 SERVICE LINK

4000 INDUSTRIAL BLVD

ALIQUIPPA, PA 15001

grantor: Sooo Plano Plany Until a change is requested all tax statements

shall be sent to the following address:

Christopher Beland

3515 Hope Street

Klamath Falls, OR 97603

Escrow No.

2473881

Title No.

826887

grantee. Same as proper

SPECIAL-EM -

SPECIAL WARRANTY DEED

Federal Home Loan Mortgage Corporation Grantor(s) hereby grant, bargain, sell, warrant and convey to CHRISTOPHER W BELAND, 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 5, Block 3 of CASCADE PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax/Parcel ID: 552440

More Commonly known as: 3515 Hope Street, Klamath, OR 97603

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 abovedescribed encumbrances.

The true and actual consideration for this conveyance is \$101,000.00 \OS OOO.OO

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.

*POA recorded 4-20-09 Inst 2009-005461 Klamath County FEDERAL HOME LOAN MORTGAGE CORPORATION, by Chicago Title Insurance Company, dba ServiceLink, its attorney in fact

Its Christopher Daniel AVP

STATE OF Pennsylvania

)SS.

COUNTY OF Beaver

This instrument was acknowledged before me this 29 day of March, 2011, by

Christopher Daniel the 40 of Chicago Title Insurance Company, dba ServiceLink a Corporation under the laws of Pennsylvania, on behalf of Federal Home Loan Mortgage Corporation, a federal corporation under the laws of United States of America, the Grantor.

My Commission Expires: Dec 14, 204

NOTARIAL SEAL
DAVID VINCENT REVAY
Notary Public
MOON TWP, ALLEGHENY COUNTY
My Commission Expires Dec 14, 2014

Notary Public

DAVID V. REVAY