

NTC 897797

2011-007352

Klamath County, Oregon



00103496201100073520020025

06/16/2011 03:27:17 PM

Fee: \$42.00

After recording return to: (Name, Address, Zip)

Paul Meurer
2919 Summers Lane
Klamath Falls, OR 97603

Until requested otherwise, send all tax statements to:
(Name, Address, Zip)

Same as above

857681

SPACE ABOVE RESERVED FOR RECORDER'S USE

SPECIAL WARRANTY DEED (Corporate Grantor)

Federal Home Loan Mortgage Corporation, a corporation organized and existing under the law of the United States by Stewart Lender Services Inc., as its Attorney in Fact, Grantor, conveys and specially warrants to Paul Meurer, Grantee, the following described real property free of encumbrances created or suffered by the Grantor, except as specifically set forth herein. Being the same premises conveyed to Federal Home Loans Mortgage Corporation by Trustee's Deed Recorded on 2/17/2011 in the Klamath County Recorder's office as fee number 2011-002104 situated in Klamath County, Oregon, to-wit:

A parcel of land situate in the SW1/4 SW1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:
Beginning at a point 350 feet North of the Southwest corner of Section 2, Township 39 South, Range 9 East of the Willamette Meridian; thence running East 238 feet; thence North 50 feet; thence West 238 feet; thence South 50 feet to the point of beginning.

Subject to and excepting: FUTURE TAXES, COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS OF RECORD

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. 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.

The true and actual consideration of this conveyance is \$51,800.00. (Here, comply with the requirements of ORS 93.030.)

422M

Dated this 10th day of June, 2011.

BY: Christy Stanley
Authorized Signatory for Federal Home Loan
Mortgage Corporation, a corporation organized
and existing under the law of the United States,
by Stewart Lender Services Inc., as its
Attorney in Fact Christy Stanley

BY: _____

STATE OF Florida }
County of Pinellas } SS.

This instrument was acknowledged before me on this 10th day of June, 2011 by
Christy Stanley as Authorized Signatory for Stewart Lender Services Inc., as
Attorney in Fact for Federal Home Loan Mortgage Corporation, a corporation organized and existing under
the law of the United States.

Before me:

Brenda Lea Bergez
Notary Public for

My commission expires:

