

WTE 90668

2011-008191

Klamath County, Oregon



00104561201100081910020024

07/12/2011 02:43:16 PM

Fee: \$42.00

RECORDING REQUESTED BY:

Fidelity National Title Company of Oregon
GRANTOR'S NAME:
CitiBank, N.A., as Trustee for the
Certificateholders of Structured Asset Mortgage
Investments II Trust 2007-AR1 Mortgage
Pass-Through Certificates, Series 2007-AR1
GRANTEE'S NAME:
Joshua Egalite and Ashley Morrow
SEND TAX STATEMENTS TO:
Joshua Egalite and Ashley Morrow

AFTER RECORDING RETURN TO:

* Joshua Egalite and Ashley Morrow

Escrow No: 20110030651-FTPOR03

* 2877 Ivan Lane
Klamath Falls, OR

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED - STATUTORY FORM

(INDIVIDUAL or CORPORATION)

2877 Ivan Lane Klamath Falls, OR 97603

CitiBank, N.A., as Trustee for the Certificateholders of Structured Asset Mortgage Investments II Trust 2007-AR1 Mortgage Pass-Through Certificates, Series 2007-AR1 Grantor, conveys and specially warrants to

Joshua Egalite and Ashley Morrow

, Grantee, the following described real property free and clear of encumbrances and claims created or suffered by the grantor or by any predecessor in interest to grantor as beneficiary, assignee, or nominee, or the trustee or successor trustee under that certain trust deed recorded in Klamath County, Instrument No. 2010-009265, except as specifically set forth below....

Lot 11 in Block 2 of Shield Crest, Tract No. 1172, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

TOGETHER WITH an undivided interest in all those private roads shown on the plat and more particularly described in Declaration recorded in Volume M84 page 4256, Deed Records of Klamath County, Oregon

ENCUMBRANCES: Save and Except: Taxes, covenants, conditions, restrictions, easements, rights of way, homeowners association assessments, if any, and other matters now 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, 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. 2011 The true consideration for this conveyance is \$299,000.00.

Dated June 27, if a corporate grantor, it has caused its name to be signed by order of its board of directors.

CitiBank, N.A., as Trustee for the Certificateholders
of Structured Asset Mortgage Investments II Trust
2007-AR1 Mortgage Pass-Through Certificates,
Series 2007-AR1

BY: DeAnn Barnes

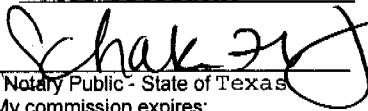
Its: Vice President

20110030651-FTPOR03
Deed (Special Warranty - Statutory Form)

42Awt

State of Texas
County of Denton

This instrument was acknowledged before me on June 27, 2011 by
DeAnn Barnes
as Vice President of JPMorgan Chase Bank, N. A.



, Notary Public - State of Texas
My commission expires:
Schakira Hernandez

