

NOT 9/1/05

2011-009721
Klamath County, Oregon



00106494201100097210010017

RECORDING REQUESTED BY:
Fidelity National Title Company of Oregon

08/24/2011 03:21:49 PM

Fee: \$37.00

GRANTOR'S NAME:
The Secretary of Housing and Urban
Development, its successors and/or assigns

GRANTEE'S NAME:
Susan M. Diekmann and William R. Diekmann,
wife and husband

SEND TAX STATEMENTS TO:
Susan M. and William R. Diekmann
2402 Running Springs Lane
Spring Garden, CA 95971

AFTER RECORDING RETURN TO:
Susan M. and William R. Diekmann
2402 Running Springs Lane
Spring Garden, CA 95971

Escrow No: 20110033064-FTPOR05

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED - STATUTORY FORM
(INDIVIDUAL or CORPORATION)

The Secretary of Housing and Urban Development, its successors and/or assigns Grantor, conveys and specially warrants to

Susan M. Diekmann and William R. Diekmann, wife and husband Grantee, the following described real property free and clear of encumbrances created or suffered by the grantor except as specifically set forth below:

The Easterly 72.5 feet of Lot 14, MADISON PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

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.

The true consideration for this conveyance is \$53,600.00.

Dated 08-18-11

The Secretary of Housing and Urban Development,
its successors and/or assigns

BY: Cindy Cano

CINDY CANO

State of California
COUNTY of Orange

This instrument was acknowledged before me on August 18, 2011 **AUTHORIZED AGENT**

by Cindy Cano
as Authorized Representative
of The Secretary of Housing and Urban Development, its successors and/or assigns

Cathy Kibria, Notary Public - State of California
My commission expires:

20110033064-FTPOR05
Deed (Special Warranty - Statutory Form)



37AHC