

WTC 91121

2011-012695

Klamath County, Oregon



00110076201100126950030030

11/14/2011 11:27:34 AM

Fee: \$47.00

**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.*

This Space For County Recording Use Only as of 1-1-97

**AFTER RECORDING RETURN TO**

*name and address of the person authorized to receive the instrument after recording, as required by ORS 205.180(4) and ORS 205.238.*

Service 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, any transfer, encumbrance or release affecting title to or an interest in real property."*

Special Warranty Deed

**2. DIRECT PARTY,** name(s) of the person(s) described in ORS 205.125(1)(b) or **GRANTOR,** as described in ORS 205.160.

Federal Home Loan Mortgage Corp

**3. INDIRECT PARTY,** name(s) of the person(s) described in ORS 205.125(1)(a) or **GRANTEE,** as described in ORS 205.160.

Shonda Conway

**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.

127,000.00

**5. UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS** for instruments conveying or contracting to convey fee title to any real estate, reference ORS 93.260.

138 Leach Dr Midland OR 97634

**6. FULL OR PARTIAL SATISFACTION, IF ANY, OF THE LIEN CLAIM CREATED BY THE ORDER or WARRANT,** for instruments to be recorded in County Clerk Lien Records, reference ORS 205.125(1)(e).

**7. THE AMOUNT OF THE CIVIL PENALTY OR THE AMOUNT, INCLUDING PENALTIES, 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 ORS 18.325.

479mJ

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

SERVICE LINK R 2792506  
4000 INDUSTRIAL BLVD  
ALBUQUERQUE, NM 87101

Grantee: SODORIANO RUIZ CARROLLTON  
Until a change is requested all tax statements  
shall be sent to the following address: TX 75010

Mackenzie Conway & Shonda Conway  
138 Leach Dr  
Midland, OR 97634

Grantee: Same as property

Escrow No. 2792506  
Title No. 901226

SPECIAL-EM

### SPECIAL WARRANTY DEED

**Federal Home Loan Mortgage Corporation** Grantor(s) hereby grant, bargain, sell, warrant and convey to **Shonda Conway**, 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:

The West 100 feet of Lot 3, Block 3, MIDLAND HILLS ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Map No.: 4008-001AB-02500-000

**More Commonly known as: 138 Leach Dr, Midland, OR 97634**

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 **\$127,000.00**

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.

APDA recorded 4-20-09  
Inst # 2009-005461  
Klamath County

FEDERAL HOME LOAN MORTGAGE CORPORATION,  
by Chicago Title Insurance Company, its attorney in fact

By Melissa Harvey  
Its AVP  
Melissa Harvey

STATE OF Pennsylvania

)SS.

COUNTY OF Beaver

This instrument was acknowledged before me this 20 day of Sept, 2011, by  
Melissa Harvey the AVP of Chicago Title Insurance Company, 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:

9-4-13

Mary M Goddard  
Notary Public  
Mary M Goddard

COMMONWEALTH OF PENNSYLVANIA  
Notarial Seal  
Mary M. Goddard, Notary Public  
Hopewell Twp., Beaver County  
My Commission Expires Sept. 4, 2013  
Member, Pennsylvania Association of Notaries