

2011-013529

Klamath County, Oregon



00111062201100135290020027

THIS SPACE IS

12/07/2011 03:23:12 PM

Fee: \$42.00

After recording return to:

SERVICE LINK

4000 INDUSTRIAL BLVD

ALIQUIPPA, PA 15001

Until a change is requested all tax statements shall be sent to the following address:

Debbie C. McCollough

4463 Barry Dr.

Klamath Falls

Escrow No. ORDER #2847246

Title No. HSC #918603

SPECIAL-EM

SPECIAL WARRANTY DEED

Federal Home Loan Mortgage Corporation Grantor(s) hereby grant, bargain, sell, warrant and convey to **Debbie C. McCollough**, 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:

All that certain parcel of land situate in the County of ~~Washington~~ ^{Klamath}, State of Oregon, being known and designated as follows:

The Northeasterly 60 feet of Lot 6 and that part of Lot 5, Block 4, FIRST ADDITION TO TONATEE HOMES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

Beginning at the most Southerly corner of Lot 5; thence Northeasterly along the Easterly line of said Lot, 15 feet to a point; thence Northwesterly and parallel to the Southwesterly line of said lot to the point of intersection of the line common to Lots 4 and 6 produced Northeasterly on a course of North 84° 06' East; thence South 84° 06' West on the line common to Lots 4 and 6 produced Northeasterly to the Northerly corner of Lot 6; thence Southeasterly along the Northeasterly line of said Lot 6 to the point of beginning.

tax id # 554965

More Commonly known as: 4463 Barry Dr., Klamath Falls, 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 above-described encumbrances.

The true and actual consideration for this conveyance is \$91,000.00

42DM

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.

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

By Melissa Harvey
Its AUP Melissa Harvey

STATE OF Pennsylvania

)SS.

COUNTY OF Beaver

* POA Recorded 9/24/08 Reel 2996 Pg 133
4/30/09 2009-005461

This instrument was acknowledged before me this 29 day of Nov, 2011, by
Melissa Harvey the A VP 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:

4/7/2015

Christina Michelle McCartney
Notary Public

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

Christina Michelle McCartney, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 7, 2015

MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES