

NTC 91159

2011-014214

Klamath County, Oregon



00111859201100142140030039

THIS SPAC

12/28/2011 09:24:31 AM

Fee: \$47.00

After recording return to:

ERIC WHISENHUNT
MARY WHISENHUNT
5033 SOUTHVUE DRIVE
KLAMATH FALLS, OR 97603

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

ERIC WHISENHUNT
MARY WHISENHUNT
5033 SOUTHVUE DRIVE
KLAMATH FALLS, OR 97603

Escrow No. 2796298

Title No.

SPECIAL-EM

SPECIAL WARRANTY DEED

HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR DEUTSCHE ALT-B SECURITIES MORTGAGE LOAN TRUST, SERIES 2006-AB4 MORTGAGE PASS-THROUGH CERTIFICATES

Grantor(s) conveys and specially warrants to

ERIC WHISENHUNT and MARY WHISENHUNT, husband and wife

Grantee(s), and grantee's heirs, successors and assigns 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 May 26, 2006 in Volume M06, page 10784, Microfilm Records of Klamath County, Oregon except as specifically set forth below:

**LOT 16, BLOCK 14, TRACT NO. 1064, FIRST ADDITION TO GATEWOOD, ACCORDING TO THE
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH
COUNTY, OREGON.**

Tax Account No: _____

More Commonly known as: 5033 SOUTHVUE DRIVE 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 \$ 125,000.00

477111

Ref:

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THAT 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 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.

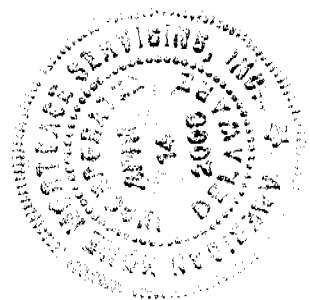
**HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR DEUTSCHE ALT-B
SECURITIES MORTGAGE LOAN TRUST, SERIES 2006-AB4 MORTGAGE PASS-THROUGH
CERTIFICATES**



By: AMERICAN HOME MORTGAGE SERVICING

Michael Zenarosa
Assistant Secretary

Its : ATTORNEY IN FACT



STATE OF TX
COUNTY OF Dallas)SS.

This instrument was acknowledged before me this 26th ND day of Oct, 2011, by Michael Zenarosa the **HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR DEUTSCHE ALT-B SECURITIES MORTGAGE LOAN TRUST, SERIES 2006-AB4 MORTGAGE PASS-THROUGH CERTIFICATES** the Grantor.

My Commission Expires: 3-3-15

Kim Furman
Notary Public

