

WTC 90140

2012-000103

Klamath County, Oregon



01/06/2012 10:41:49 AM

Fee: \$42.00

AFTER RECORDING RETURN TO:  
Shapiro & Sutherland, LLC  
1499 SE Tech Center Place, Suite 255  
Vancouver, WA 98683  
Telephone: (360) 260-2253  
11-108077

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Scott M. Degel and Meaghan M. Campbell-Degel, whose address is 758 West Oregon Drive, Klamath Falls, OR 97601, herein after called the grantor, for the consideration hereinafter stated, to grantor paid by Federal National Mortgage Association, whose address is International Plaza II, 14221 Dallas Parkway, #100, Dallas, TX 76254, hereinafter called the grantee, does hereby bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditament and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

1091 *CS*

Lot 8 in Block 7 of TRACT ~~1001~~, LYNNEWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

more commonly known as: 1200 Lynnewood Blvd, Klamath Falls, OR 97601

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except covenants, conditions, restrictions and easements of record and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$10.00 (TEN DOLLARS). However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

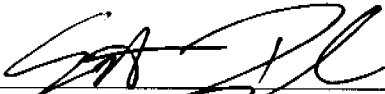
In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

SEND FUTURE TAX STATEMENTS TO:  
Federal National Mortgage Association  
International Plaza II  
14221 Dallas Parkway, #100  
Dallas, TX 76254

CONSIDERATION AMOUNT: \$10.00

*Handwritten signature*

In Witness Whereof, the grantor has executed this instrument this 5th day of January, in the year 2012; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers or attorney-in-fact, duly authorized thereto by order of its board of directors.

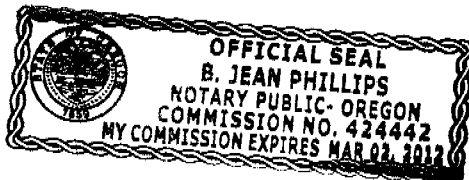
  
Name: Scott M. Degel


  
Name: Meaghan M. Campbell-Degel

This instrument will 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 approved uses.

STATE OF OREGON           )  
  ) SS.  
County of Klamath       )

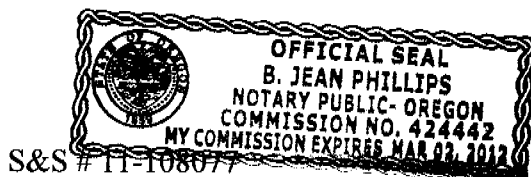
The foregoing instrument was acknowledged before me this 5 day of January, 2012 by Scott M. Degel.

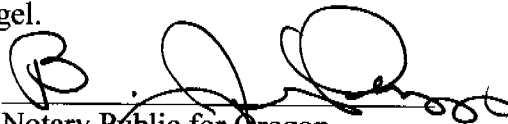


  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

STATE OF OREGON           )  
  ) SS.  
County of Klamath       )

The foregoing instrument was acknowledged before me this 5 day of January, 2012 by Meaghan M. Campbell-Degel.



  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_