

WTC 89 358

2012-000580

Klamath County, Oregon



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RECORDING COVER :

01/23/2012 03:33:02 PM

Fee: \$47.00

AFTER RECORDING RETURN TO:

400 National Way  
Simi Valley, CA 93065

SEND TAX STATEMENTS TO:

VA REO  
TX2-983-01-01, 2375 N. GLENVILLE DRIVE, RICHARDSON, TX 75082

RE: OREGON NON-JUDICIAL FORECLOSURE

APN: 3809-028BC-01200

TS Number: 10-0164472

Consideration: \$ 55,521.90

Borrower: JOHN B. HAMILTON,

ADDRESS: 1828 MANZANITA STREET KLAMATH FALLS OR 97601-

Enclosed herewith please find the following document(s) for recording:

\_\_\_ASSIGNMENT ☒ WARRANTY DEED

GRANTOR: GOVERNMENT NATIONAL MORTGAGE ASSOCIATION BY ITS ATTORNEY IN FACT  
BANK OF AMERICA N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP  
400 National Way Simi Valley, CA 93065

GRANTEE: SECRETARY OF VETERANS AFFAIRS  
400 National Way Simi Valley, CA 93065

Enclosed herewith please find the following document(s) for recording:

\_\_\_TRUSTEE DEED \_\_\_NON-MILITARY AFF

GRANTOR:

1800 Tapo Canyon Rd. SIMI VALLEY, CA 93063

GRANTEE: 1800 Tapo Canyon Rd. SIMI VALLEY, CA 93063

Enclosed herewith please find the following document(s) for recording:

\_\_\_NON-MILITARY AFF

RECONTRUST COMPANY, N.A.  
1800 Tapo Canyon Rd., CA6-914-01-94  
SIMI VALLEY, CA 93063

47.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT GOVERNMENT NATIONAL MORTGAGE ASSOCIATION hereinafter called the grantor,

For the consideration hereinafter stated, to grantor paid by the Secretary of Veterans Affairs, hereinafter called the grantee, does hereby grants, bargains, sells, conveys and warrants unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, describe as follows, to-wit:

LOT 12 IN BLOCK 29 HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

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 of all encumbrances.

EXCEPT: - General Taxes, Together with interest and penalty, if any; AND - Easements, Restrictions, Covenants or Conditions imposed by instrument or contained on the fact of the plat, if any; and that grantor will warrant 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 in this transfer, stated in terms of dollars, is \$10.00.

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 individuals.

In Witness Whereof, the grantor has executed this instrument this 19<sup>th</sup> day of JAN, 2012; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other persons duly authorized to do so by order of its board of directors.

GOVERNMENT NATIONAL MORTGAGE  
ASSOCIATION BY ITS ATTORNEY IN FACT  
BANK OF AMERICA N.A., SUCCESSOR BY  
MERGER TO BAC HOME LOANS SERVICING,  
L.P.

STATE OF

)  
) ss.

COUNTY OF

)

By: *[Signature]*  
Loucineh Mansourian  
Assistant Vice President

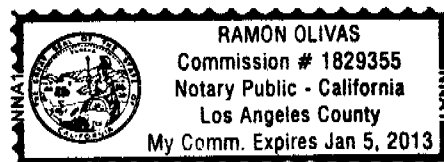
JAN 19 2012

On JAN 19 2012, before me, RAMON OLIVAS, notary public, personally appeared LOUCINEH MANSOURIAN, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

*[Signature]*

RAMON OLIVAS



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.

**WARRANTY DEED**  
**BANK OF AMERICA, N.A., SUCCESSOR BY**  
**MERGER TO BAC HOME LOANS SERVICING,**  
**LP FKA COUNTRYWIDE HOME LOANS**  
**SERVICING LP**

Grantor

To

**Secretary of Veterans Affairs**

Grantee

TS No. 10 -0164472

After recording return to:  
RECONTRUST COMPANY, N.A.  
400 National Way  
SIMI VALLEY, CA 93065

Mail tax statements to:  
VA REO  
TX2-983-01-01, 2375 N. Glenville Drive, Richardson, TX 75082