

WTC 93165

2012-002892

Klamath County, Oregon



00115497201200028920050057

RECORDING COVER SHEET (Please Print or Type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

03/19/2012 03:25:51 PM

Fee: \$57.00

THIS SPACE RESERVED FOR USE BY
THE COUNTY RECORDING OFFICE

AFTER RECORDING RETURN TO:

G8 1-12 Fund LLC
999 Coporate Drive #215
Ladera Ranch, Ca 92694

1) **TITLE(S) OF THE TRANSACTION(S)** ORS 205.234(a)
Re recording of special warranty deed

2) **DIRECT PARTY / GRANTOR(S)** ORS 205.125(1)(b) and 205.160
Fannie Mae A/K/A Federal National Mortgage Association
PO Box 650043
Dallas, Tx 75265

3) **INDIRECT PARTY / GRANTEE(S)** ORS 205.125(1)(a) and 205.160
G8 1-12 Fund LLC
999 Coporate Drive #215
Ladera Ranch, Ca 92694

4) **TRUE AND ACTUAL CONSIDERATION**
ORS 93.030(5) - Amount in dollars or other

\$ 12,818.00 ☐ Other

5) **SEND TAX STATEMENTS TO:**

G8 1-12 Fund LLC
999 Coporate Drive #215
Ladera Ranch, ca 92624

6) **SATISFACTION of ORDER or WARRANT**
ORS 204.125(1)(e)

CHECK ONE:
(If applicable) ☐ FULL
☐ PARTIAL

7) **The amount of the monetary obligation imposed by the order or warrant.** ORS 205.125 (1)(c)

\$

8) **If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS 205.244:** "RERECORDED AT THE REQUEST OF Ameri-Title TO CORRECT The Requirement that the special warranty deed hich recorded 7-14-2006 in volume M06-14252 be rerecorded to contain the following:
Fannie Mae A/K/A Federal National Mortgage Association conveys and specially warrants to G8 1-12 fund LLC , grantee, 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 of successor trustee under that certain trust deed recorded in

Klamath County, Instrument no. M06-14252 except as specifically set forth below
PREVIOUSLY RECORDED IN BOOK

AND PAGE

, OR AS FEE NUMBER 2012-001308."

57 amt

2012-001308

Klamath County, Oregon



00113579201200013080030038

02/06/2012 08:50:01 AM

Fee: \$47.00

After Recording Return to:
NREIS - REO POOL
Attn: VIRGINIA NOBLE
100 BEECHAM DRIVE
PITTSBURGH, PA 15205
File No. D011-129277

Tax ID No.:
R-3809-028BC-08900

D011-129277

SPECIAL WARRANTY DEED

THIS INDENTURE made and entered into on this 1-24-12, by and between FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, P. O. BOX 650043, DALLAS, TX 75265 hereinafter referred to as Grantor(s) and G8 1-12 FUND LLC, 999 CORPORATE DRIVE, #215, LADERA RANCH, CA 92694, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of TWELVE THOUSAND EIGHT HUNDRED EIGHTEEN AND 00/100 (\$12,818.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee following described real estate located in KLAMATH County, OREGON:

SEE ATTACHED EXHIBIT "A"

Also known as: 1919 PORTLAND STREET, KLAMATH FALLS, OR 97601
Property Tax ID No.: R-3809-028BC-08900
SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever. And that said conveyance does not render the grantor insolvent nor is it for the purpose of defrauding any of grantor's creditors.

Grantor is exempt from all taxation imposed by any state, county, municipality or local taxing authority, except for real property taxes.

Thus, Grantor is exempt from any and all transfer taxes.
See, 12 U.S.C. 1723a (c)(2).

Mail Tax Statements To:

G8 1-12 Fund LLC
999 Corporate Drive
#215
Ladera Ranch, CA 92694

Assessor's parcel No. R-3809-028BC-08900

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this the day and year first above written.

FANNIE MAE A/K/A FEDERAL NATIONAL
MORTGAGE ASSOCIATION

BY: *Jeannette M. Shaffer*
JEANNETTE M. SHAFFER, AUTHORIZED
REPRESENTATIVE OF NATIONAL REAL
ESTATE INFORMATION SERVICES, LP AS
POWER OF ATTORNEY RECORDED ON
08/26/2010 IN BOOK 617 AND PAGE 561
RECORDED IN ALLEGHANY COUNTY,
COMMONWEALTH OF PENNSYLVANIA

STATE OF PENNSYLVANIA
COUNTY OF ALLEGHENY

This instrument was acknowledged before me on 1/24/12 by JEANNETTE M. SHAFFER,
AUTHORIZED REPRESENTATIVE OF NATIONAL REAL ESTATE INFORMATION SERVICES, LP AS
POWER OF ATTORNEY RECORDED ON 08/26/2010 IN BOOK 617 AND PAGE 561 RECORDED IN
ALLEGHANY COUNTY, COMMONWEALTH OF PENNSYLVANIA of FANNIE MAE A/K/A FEDERAL
NATIONAL MORTGAGE ASSOCIATION.

Virginia M. Noble
NOTARY PUBLIC FOR *Pennsylvania*
MY COMMISSION EXPIRES 6/19/15

NOTARIAL SEAL
VIRGINIA M NOBLE
Notary Public
KENNEDY TWP, ALLEGHENY COUNTY
My Commission Expires Jun 19, 2015

EXHIBIT A
LEGAL DESCRIPTION

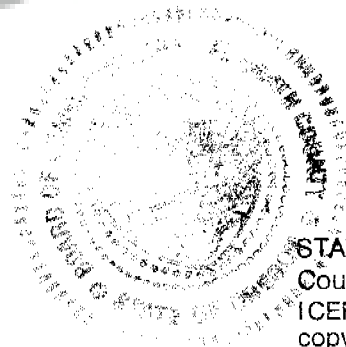
THE FOLLOWING DESCRIBED REAL PROPERTY TO-WIT:

THE NORTHEASTERLY ONE HALF OF LOT 17, BLOCK 36, HOT SPRINGS ADDITION TO THE CITY OF
KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK OF KLAMATH COUNTY OREGON.

TAX MAP OR PARCEL ID NO.: R-3809-028BC-08900

PROPERTY COMMONLY KNOWN AS: 1919 PORTLAND STREET, KLAMATH FALLS, OR 97601

Unofficial
Copy



STATE OF OREGON)
County of KLAMATH)

I CERTIFY that this is a true and correct
copy of a document in the possession
of the Klamath County Clerk.

Dated: March 19, 2012
LINDA SMITH, Klamath County Clerk

By: Lisa Kessler, Deputy
Lisa Kessler