

UTC 92297

2012-004270

Klamath County, Oregon



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04/24/2012 03:22:15 PM

Fee: \$42.00

RECORDING REQUESTED BY:

Fidelity National Title Company of Oregon

GRANTOR'S NAME:

The Bank of New York Mellon FKA The Bank of
New York, as Trustee for the Certificateholders
CWABS, Inc., Asset-Backed Certificates, Series
2007-4

GRANTEE'S NAME:

Shawn D. Paschal and Sarah E. Paschal

SEND TAX STATEMENTS TO:

Shawn E. Paschal and Sarah D. Paschal
11013 Mesa Court
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:

Shawn E. Paschal and Sarah D. Paschal
11013 Mesa Court
Klamath Falls, OR 97601

Escrow No: 20110040465-FTPOR03

11013 Mesa Court
Klamath Falls, OR 97601

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED – STATUTORY FORM

(INDIVIDUAL or CORPORATION)

The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders CWABS,
Inc., Asset-Backed Certificates, Series 2007-4

Grantor, conveys and specially warrants to

Shawn D. Paschal and Sarah E. Paschal, Husband and wife,

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 or
successor trustee under that certain trust deed recorded in Klamath
County, Instrument No. 2007-001722, except as specifically set forth below:

Lot 11 in Block 1 of Tract No. 1033, KENO HILLSIDE ACRES according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon.

ENCUMBRANCES: Save and Except: Taxes, covenants, conditions, restrictions, easements, rights of
way, homeowners association assessments, if any, and other matters now of record.

**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**

20110040465-FTPOR03
Deed (Special Warranty – Statutory Form)

42 Amt

11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

The true consideration for this conveyance is \$163,900.00.

Dated 12/19/11; if a corporate grantor, it has caused its name to be signed by order of its board of directors.

The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2007-4

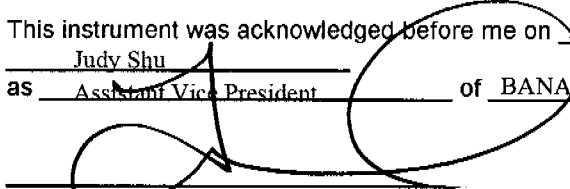
BY: 

ITS: Judy Shu, Assistant Vice President

State of ARIZONA
County of MARICOPA

This instrument was acknowledged before me on December 17, 2011 by

Judy Shu
as Assistant Vice President of BANA


, Notary Public - State of ARIZONA
My commission expires: 5/10/13

