

2012-013034

Klamath County, Oregon

11/26/2012 02:56:38 PM

Fee: \$42.00

THIS SPACE RESERVED FOR R

mtc 95599

After recording return to:

SERVICE LINK

400 Corporation Dr

ALIQUIPPA, PA 15001

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

Margaret E. Harrington

785 Homedale Rd.

Klamath Falls, OR 97603

Escrow No. ORDER # 3078725

Title No.

SPECIAL-EM

SPECIAL WARRANTY DEED

Federal National Mortgage Association, hereby grant, bargain, sell, warrant and convey to **Margaret E. Harrington**, as Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of **Klamath** and State of Oregon, to wit:

A tract of land 420 feet by 270 feet, situated in the Northwest corner of the Northwest quarter of Southwest quarter of Section 19, Township 39 South, Range 10 East of the Willamette Meridian, more particularly described as follows:

Beginning at the Northwest corner of the Southwest quarter of said Section 19, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence South along section line 420 feet; thence East 270 feet; thence North 420 feet to the East and West center section line of said Section 19; thence West on said East and West center line of Section 19 to the point of beginning, all in Klamath County, Oregon.

Tax/Parcel ID: 3910-01900-00300-000 / Key No. 598437

More commonly known as: 7404 Short Rd., Klamath Falls, OR 97603

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE GREATER THAN \$ 69,300.00 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THIS DEED . GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$ 69,300.00 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE. THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST .

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:

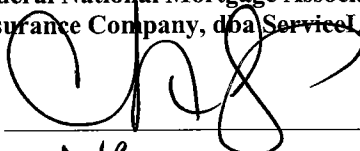
The true and actual consideration for this conveyance is **\$57,750.00**

42 Amt

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

*Power of Attorney recorded in Klamath County, OR on 01/27/2012 in Document No: 2012-737.

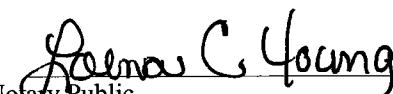
Federal National Mortgage Association, by Chicago Title Insurance Company, dba ServiceLink, its attorney in fact

By  Cherri Springer
Its Att

STATE OF: PA
COUNTY: Beaver)SS.

This instrument was acknowledged before me this 20 day of Nov, 2012, by Cherri Springer, the Grantor.

My Commission Expires: 9-17-2016


Notary Public

