

WTC 954604

After recording return to and send all tax statements to the following address
Deborah K Rung
320 S Rogers St
Klamath Falls, OR 97601

2012-013627
Klamath County, Oregon
12/07/2012 11:57:10 AM
Fee: \$42.00

**STATUTORY
BARGAIN AND SALE DEED**

Federal National Mortgage Association, Grantor, as to a fee simple interest, conveys to **Deborah K Rung**, Grantee(s), the following described real property:

AS DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Property ID No: 3809-032CC-03300-000

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

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, of chapter 424, Oregon laws 2007. 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, of chapter 424, Oregon laws 2007.

The true and actual consideration for this conveyance is \$84,900.00(See ORS 93.030).

DATED: December 5, 2012

Federal National Mortgage Association

By: _____

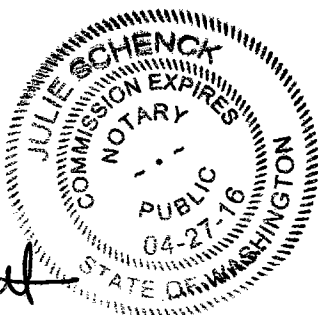
On behalf of RCO its Attorney in Fact

FNMA by
Andrea Kulp
For RCO as
AIF

STATE OF Washington }
COUNTY OF King } SS:

I certify that I know or have satisfactory evidence that Jennifer Grindle is the person who signed this instrument, on oath stated that she is authorized to execute the instrument and acknowledged it on behalf of Routh Crabtree Olsen, P.S., as the Attorney in Fact of Federal National Mortgage Association to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: December 5, 2012



Jennifer Grindle
Notary Public in and for the State of Washington
Residing at Kirkland
My Appointment Expires: 4-27-2016

EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Lot 2 of Section 32, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, formerly designated as Lot 12 of Block 8, LAKESIDE ADDITION to the City of Klamath Falls, more particularly described as follows:

Beginning at a point in the West line of Rogers Street (formerly Paul Street) 420 feet Southerly from the Southeast corner of Lot 4 in Block 8, LAKESIDE ADDITION to the City of Klamath Falls; and running thence Southerly along the Westerly line of Rogers Street, 60 feet; thence Westerly at right angles to first course, 100 feet; thence Northerly parallel with first course, 60 feet; thence Easterly 100 feet to the point of beginning.