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95542

RECORDING REQUESTED BY:  
Fidelity National Title Company of Oregon  
AmeriTitle #0095542

2013-001518  
Klamath County, Oregon  
02/08/2013 03:48:28 PM  
Fee: \$47.00

GRANTOR:  
Deutsche Bank National Trust Company  
3815 South West Temple  
Salt Lake City, UT 84115

GRANTEE:  
Barry J. Henderson  
230 Grand Avenue  
Crescent City, CA 95531

SEND TAX STATEMENTS TO:  
Barry J. Henderson  
230 Grand Avenue  
Crescent City, CA 95531

AFTER RECORDING RETURN TO:  
Barry J. Henderson  
230 Grand Avenue  
Crescent City, CA 95531

Escrow No: 4612026459-FTEUG03

3809-035DD-02901-00  
862873  
1620 Madison Street  
Klamath Falls, OR 97603

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**WARRANTY DEED – STATUTORY FORM**  
(INDIVIDUAL or CORPORATION)

DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR THE CERTIFICATEHOLDERS  
OF THE MORGAN STANLEY ABS CAPITAL INC. TRUST 2006-NC5, MORTGAGE PASS-THROUGH  
CERTIFICATES, SERIES 2006-NC5

Grantor, conveys and warrants to

Barry J. Henderson

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.M06, page 11661.

PLEASE SEE ATTACHED EXHIBIT "A"

The true consideration for this conveyance is \$95,500.00.

ENCUMBRANCES: Covenants, Conditions, Restrictions and/or Easement on record, if any

**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, SECTIONS 2  
TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON  
LAWS 2010. 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  
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,**

4612026459-FTEUG03  
Deed (Warranty – Statutory (Individual or Corporation))

47 AMT

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SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated January 30, 2013; if a corporate grantor, it has caused its name to be signed by order of its board of directors.

DEUTSCHE BANK NATIONAL TRUST COMPANY  
AS TRUSTEE FOR THE CERTIFICATEHOLDERS  
OF THE MORGAN STANLEY ABS CAPITAL INC.  
TRUST 2006-NC5, MORTGAGE PASS-  
THROUGH CERTIFICATES, SERIES 2006-NC5,  
by Select Portfolio Servicing, Inc as attorney in fact  
for

BY: Debra Reilly 2-1-13

DEBRA REILLY, DOC. CONTROL OFFICER

State of Utah

COUNTY of Salt Lake

This instrument was acknowledged before me on FEB. 01, 2013

by DEBRA REILLY, DOC. CONTROL OFFICER

as \_\_\_\_\_ of Select Portfolio Servicing, Inc as attorney in fact for DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE MORGAN STANLEY ABS CAPITAL INC. TRUST 2006-NC5, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-NC5

[Signature]  
Notary Public - State of Utah

My commission expires: 10/10/2016



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A tract of land in TRACT 68 of FAIR ACRES SUBDIVISION NO. 1 in the SE1/4 SE1/4 of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin which lies West along the South line of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, which line is also the centerline of Shasta Way, a distance of 30 feet and North 0°11' East a distance of 293.2 feet from the iron pin which marks the Southeast corner of said Section 35 and running thence; continuing North 0°11' East parallel to the East line of said Section 35 and 30 feet Westerly therefrom a distance of 131.6 feet to an iron pin; thence West parallel to the South line of said Section 35, a distance of 170 feet; thence South parallel to the East line of Section 35, a distance of 131.6 feet to a point on the South line of Deed Volume M83 at page 8260, Microfilm Records of Klamath County, Oregon, thence East parallel to the South line of said Section 35, a distance of 170 feet, more or less to the point of beginning.