

mtc 94906

RECORDING REQUESTED BY:
Fidelity National Title Company of Oregon

2013-001754

Klamath County, Oregon

02/15/2013 10:49:23 AM

Fee: \$42.00

GRANTOR:
U.S. BANK, N.A., AS TRUSTEE FOR
CITIGROUP MORTGAGE LOAN TRUST, INC.
620 Liberty Ave
Pittsburgh, PA 15222

GRANTEE:
Bruce E. Brink
2427 Darrow
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO:
Bruce E. Brink
2427 Darrow
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:
Bruce E. Brink
2427 Darrow
Klamath Falls, OR 97601

Escrow No: 20120057650-FTPOR10

2437 Orchard Ave
Klamath Falls, OR 97601-3278

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED – STATUTORY FORM
(INDIVIDUAL or CORPORATION)

U.S. BANK, N.A., AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST, INC. Grantor, conveys
and specially warrants to Bruce E. Brink

Grantee, the following described real property free and clear of encumbrances created or suffered by the
grantor except as specifically set forth below:

LOT 9 IN BLOCK 125 OF MILLS ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF
ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

The true consideration for this conveyance is \$20,000.00.

ENCUMBRANCES: 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.
M05-59383, except as specifically set forth below:

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

20120057650-FTPOR10
Deed (Special Warranty – Statutory Form)

42 Amt

Dated 2/1/13; if a corporate grantor, it has caused its name to be signed by order of its board of directors.

PNC Bank, National Association as Attorney-in-Fact
for U.S. Bank, National Association, as Trustee for
Citigroup Mortgage Loan Trust Inc.

BY: [Signature]

AS: L. Lea Stover Officer PNC Bank, National Association
Authorized Signer

State of Ohio
County of Butler

On this 1st day of February, 2013, before me appeared

L. Lea Stover Officer PNC Bank,
National Association, who being duly sworn, did say that she is the Officer of the
within named Corporation, and that the seal affixed to said instrument is the corporate seal of said
Corporation, and that the said instrument was signed and sealed in behalf of said Corporation by authority
of its Board of Directors, and
___ acknowledge said instrument to be the free act and deed of said Corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year
last above written.

[Signature]
Notary Public - State of Ohio
My commission expires: 3-30-16



JILL A FORTNEY
Notary Public, State of Ohio
My Commission Expires
March 30, 2016