

2013-004262
Klamath County, Oregon
04/22/2013 03:39:56 PM
Fee: \$47.00

MTC 96378

Commitment Number: 3116165
Seller's Loan Number: 022113LV0313

After Recording Return To:
ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa PA 15001
(800) 439-5451

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
R519200**

SPECIAL WARRANTY DEED

Exempt: 12 USC 1723(a)(c).

Federal National Mortgage Association, whose mailing address is **14221 Dallas Parkway, Suite 1000, Dallas, TX 75254**, hereinafter grantor, for \$36,350.00 (Thirty-Six Thousand Dollars and Three Hundred and Fifty Dollars and no Cents) in consideration paid, grants with covenants of special warranty to **DRO IP LTD**, hereinafter grantee, whose tax mailing address is **18383 Preston Road, Suite 202, Dallas, TX 75252**, the following real property:

LOTS 13 AND 14, BLOCK 11, ST. FRANCIS PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

Property Address is: 4618 BOARDMAN AVENUE, KLAMATH FALLS, OR 97603

47 Amy

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **2012-009732**

Executed by the undersigned on 4/16, 2013:

Federal National Mortgage Association

By: ServiceLink, a Division of Chicago Title Insurance Company, its Attorney In Fact

By: 

* POA recorded 1/27/12
as 2012-737.*

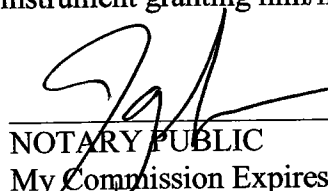
Name: Christopher Daniel

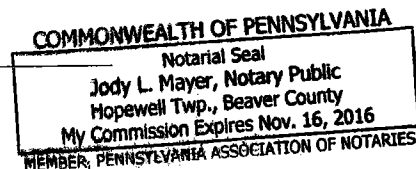
Title: Att

Pennsylvania

STATE OF _____
COUNTY OF Beaver

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 16 day of April, 2013, by Christopher Daniel of **ServiceLink, A Division of Chicago Title Insurance Company as the Attorney in Fact for Federal National Mortgage Association**, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown _____ as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.


NOTARY PUBLIC
My Commission Expires _____



This instrument prepared by:

Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170 and Vic J. Devlaeminck Esq., Attorney At Law, Oregon State Bar Number: 861803.