



2013-013049
Klamath County, Oregon
11/22/2013 01:13:09 PM
Fee: \$42.00

AFTER RECORDING RETURN TO:
Shapiro & Sutherland, LLC
1499 SE Tech Center Place, Suite 255
Vancouver, WA 98683
Telephone: (360) 260-2253
11-108518
FHA Loan No. 431-354924

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That PHH Mortgage Corporation f/k/a Cendant Mortgage Corporation, whose address is 2001 Bishops Gate Blvd., Mount Laurel, New Jersey 08054, herein after called the grantor, for the consideration hereinafter stated, to grantor paid by Secretary of Housing & Urban Development, its successors and/or assigns, hereinafter called the grantee, does hereby bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditament and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 4 in Block 10 of FAIRVIEW ADDITION NO. 2 to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

more commonly known as: 1519 Oregon Avenue, Klamath Falls, OR 97601

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except covenants, conditions, restrictions and easements of record and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$10.00 (TEN DOLLARS). However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

SEND FUTURE TAX STATEMENTS TO:
Secretary of Housing & Urban Development
c/o Michaelson, Conner, and Boul, Inc.
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73108

CONSIDERATION AMOUNT: \$10.00

40.00

In Witness Whereof, the grantor has executed this instrument this 10 day of August, in the year 2012; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers or attorney-in-fact, duly authorized thereto by order of its board of directors.

PHH Mortgage Corporation f/k/a Cendant Mortgage Corporation

[Signature]
Name: GREG BRONCZYK
Title: VICE PRESIDENT

[Signature]
Name: Kelly Smyth
Title: AVP

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.

STATE OF NT)
County of Burlington)ss.

On this 10 day of August, 2012, personally appeared Greg Bronczyk and Kelly Smyth who, being duly sworn each for himself and not one for the other, did say that the former is the VP and that the latter is the AVP of PHH Mortgage Corporation f/k/a Cendant Mortgage Corporation, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

[Signature]
Notary Public

My Commission Expires:

Danielle E. Reeve
Notary Public
State of New Jersey
Expires May 22, 2013
Commission No. 2373936

S&S # 11-108518

