



09443MS

THIS SPACE RESERVED FOR RECORDER'S USE

2013-013388

Klamath County, Oregon

12/05/2013 12:28:22 PM

Fee: \$42.00

After recording return to:

Scott Wimp

14209 Meadowbrook Drive

Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the following address:

Scott Wimp

14209 Meadowbrook Drive

Klamath Falls, OR 97601

Escrow No. MT99443-MS

Title No. 0099443

SWD r.020212

STATUTORY WARRANTY DEED

Secretary of Housing and Urban Development of Washington DC,

Grantor(s), hereby convey and warrant to

Scott Wimp and Ellena Wimp, husband and wife, as tenants by the entirety,

Grantee(s), the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

The North 62 feet of the S1/2 of TRACT 34, ANKENY GARDEN TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$45,000.00**.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

4200

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.

Dated this 4 day of December, 2013.

by: [Signature] as Authorized Agent
Secretary of Housing and Urban Development of
Washington D.C.

Rene Oroscio
Authorized Agent

State of CALIFORNIA
County of ORANGE

This instrument was acknowledged before me on DECEMBER 4, 2013 by
RENE OROSCIO as AUTHORIZED SIGNER of Secretary of Housing and Urban Development of Washington DC.

[Signature]
(Notary Public for California)
My commission expires 12/31/15

