

18-2182219

2015-000959

Klamath County, Oregon

02/03/2015 12:32:32 PM

Fee: \$47.00

**MAIL TAX STATEMENTS AND  
WHEN RECORDED RETURN TO:**

Santa Ana Homeownership Center  
Santa Ana Federal Building  
34 Civic Center Plaza, Room 7015  
Santa Ana, CA 92701-4003

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS THAT** Lakeview Loan Servicing, LLC, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by, Secretary of Housing and Urban Development c/o Michaelson, Connor and Boul 4400 Will Rogers Parkway, Suite 300 Oklahoma City, OK 73108 as such, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Lot 8, Block 2, West Hills Homes, according to the Official Plat thereof on file in the office of the clerk of Klamath County, Oregon.

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: - General Taxes, together with interest and penalty, if any; AND - Easements, Restrictions, Covenants or Conditions imposed by instrument or contained on the face of the plat, if any;

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 \$ \$158,419.65.

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 individuals.

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.

F.  
52.00

WARRANTY DEED

Lakeview Loan Servicing, LLC  
Grantor

to

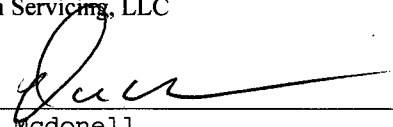
The Secretary of Housing and Urban Development; 34 Civic Center Plaza,  
Room 7015, Santa Ana, CA 92701-4003

Grantee

Coker, David B. and Elizabeth A./7699.20670

Effective this 27 day of August, 2014. If a corporate grantor, it has caused its name to be signed  
and its seal affixed by an officer or other persons duly authorized to do so by order of its board of directors.

Lakeview Loan Servicing, LLC

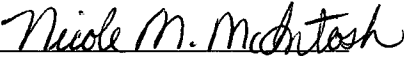
  
By: Darrell McDonnell

Title: Vice President

STATE OF NEW YORK

COUNTY OF ERIE

On the 27<sup>th</sup> day of August, in the year 2014, before me, the undersigned, personally appeared  
Darrell McDonnell, personally known to me or proved to me on the basis of satisfactory evidence to be the  
individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which  
the individual acted, executed the instrument.



Notary Public

Nicole M McIntosh

01MC6256195

Notary Public, State of New York

Qualified in Erie County

My commission expires FEBRUARY 21st, 2016

