

AFTER RECORDING MAIL TO:
George C. Merhoff Jr.
4120 Altamont Drive
Klamath Falls, OR 97603



2015-002002
Klamath County, Oregon
03/06/2015 02:16:03 PM
Fee: \$47.00

**UNTIL A CHANGE IS REQUESTED
ALL TAX STATEMENTS SHALL BE SENT
TO THE FOLLOWING ADDRESS:**
Same as Grantee

Filed for Record at Request of: PNWLE
PNW Number: 14115456
Title Number: 0101394***AmeriTitle***

Parcel /Account No(s): 543371

Property Address: 4120 Altamont Drive, Klamath Falls, OR 97603

Special Warranty Deed

THE GRANTOR, Fannie Mae aka FEDERAL NATIONAL MORTGAGE ASSOCIATION,
whose address is 14221 Dallas Parkway, Suite 1000, Dallas, TX 75254,

for and in the true consideration of **\$45,000.00** (required by ORS 93.030) in hand paid, bargains, sells,
and conveys to

George C. Merhoff Jr.,
GRANTEE, whose address is 4120 Altamont Drive, Klamath Falls, OR 97603

the following described real estate free of encumbrances created or suffered by Grantor except as
specifically set forth herein:

Legal Description:

**The South one-half of Lot 8 in Block 6, THIRD ADDITION TO ALTAMONT ACRES, according
to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

SITUATE IN THE COUNTY OF Klamath, STATE OF OREGON.

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 195.336 195.301 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.

Handwritten signature/initials: 4/10/15

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BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300, 195.301, AND 195.305 TO 195.336 195.301 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.

Fannie Mae aka **FEDERAL NATIONAL MORTGAGE ASSOCIATION**

By: _____

Gina Dennis

Its: _____

Assistant Vice President

Dated: _____

March 2, 2015



CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF TEXAS)

) ss.

COUNTY OF DALLAS)

On March 2, 2015, before me, Lameshia Allen, Notary Public, personally appeared Gina Dennis, Assistant Vice President, who proved to me on the basis of satisfactory evidence to be the person(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 authorized capacity(ies) on behalf of **Federal National Mortgage Association aka Fannie Mae, Grantor**, and that by his/her/their signature(s) in the instrument **Federal National Mortgage Association aka Fannie Mae**, executed the instrument.

I certify under **PENALTY OF PERJURY** under the laws of the State set forth above that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature of Notary Public

Notary Public in and for the State of Texas

Residing at Dallas county

My appointment expires: July 30, 2016

