



After recording return to and send all
tax statements to the following address:

Kristy Weider
519 Main St
Klamath Falls, OR 97601

2015-002382

Klamath County, Oregon

03/18/2015 12:23:00 PM

Fee: \$47.00

**STATUTORY
BARGAIN AND SALE DEED**

Fannie Mae AKA Federal National Mortgage Association, Grantor, as to a fee simple interest,
conveys to Kristy Weider ~~Kristy Weider~~, Grantee(s), the following described real property:

A portion of Lots 1 and 2, Block 6, ORIGINAL TOWN OF LINKVILLE (now City of Klamath Falls),
according to the official plat thereof on file in the office of the County Clerk of Klamath County,
Oregon, more particularly described as follows:

Beginning at a point on the Southwesterly line of Third Street which is Southeasterly along said line a
distance of 45 feet from the point of intersection of said line with the line between Lots 1 and 8 in Block
6 of Original Town of Linkville (now City of Klamath Falls), Oregon, according to the official plat
thereof on file in the office of the County Clerk of Klamath County, Oregon; thence Southwesterly
parallel with said line between Lots 1 and 8 a distance of 64 feet 3 inches to a point; thence
Northwesterly parallel with said line of Third Street 8 feet; thence Southwesterly parallel with said line
between Lots 1 and 8 a distance of 12 feet; thence Southeasterly parallel with said line of Third Street
to the Southeasterly line of Lot 2 in said Block 6; thence Northeasterly along the Southeasterly line of
Lots 2 and 1 a distance of 76 feet 3 inches, more or less, to the most Easterly corner of Lot 1; thence
Northwesterly along the Southwesterly line of Third Street a distance of 75 feet, more or less, to the
point of beginning.

R475667

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 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

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A
SALE PRICE OF GREATER THAN \$84,000.00 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF
THE RECORDING OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM
ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT
OF GREATER THAN \$84,000.00 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THE
RECORDING OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT
PERSONAL TO GRANTEE.

THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY
FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST

The true and actual consideration for this conveyance is \$70,000.00 (See ORS 93.030).

Handwritten: \$70,000

DATED: March 17, 2015

Fannie Mae AKA Federal National Mortgage Association

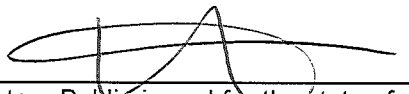
By: 
On behalf of RCO its Attorney in Fact

FNMA by
Crystal Ellis
For RCO as
AIF

STATE OF: Oregon }
COUNTY OF: Multnomah } SS:

I certify that I know or have satisfactory evidence that Crystal Ellis is the person who signed this instrument, on oath stated that she is authorized to execute the instrument and acknowledged it on behalf of Routh Crabtree Olsen, P.S., as the Attorney in Fact of Fannie Mae AKA Federal National Mortgage Association to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 3/17/15


Notary Public in and for the state of: Oregon
Residing at: Multnomah County
My Appointment Expires: 2/20/16

