

**2015-002418**

**Klamath County, Oregon**

**03/19/2015 02:24:29 PM**

**Fee: \$47.00**

**FORWARD RECORDED DEED TO:**

**RCO Legal, P.C.**

**Attention: Shawn Morgan**

**511 SW 10<sup>th</sup> Avenue, Suite # 400**

**Portland, Oregon 97205**

**Ref No.: 7023.57246 / Newman**

**FORWARD TAX STATEMENTS TO:**

**Wells Fargo Bank, N.A.**

**1 Home Campus, MAC-X2302-04D**

**Des Moines, Iowa 50328**

**QUIT CLAIM DEED**

Wells Fargo Bank, N.A., *Grantor*, whose address is 3476 Stateview Boulevard, Fort Mill, South Carolina, 29715, releases and quitclaims to Federal Home Loan Mortgage Corporation, aka FHLMC, *Grantee*, whose address is 444 South Flower Street, 44<sup>th</sup> Floor, Los Angeles, California, 90071, all right, title, and interest in the real property described below:

The consideration for this conveyance is \$10.00.

That portion of Lots 5 and 6 in Block 19 of HILLSIDE ADDITION to the 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 90 feet Southwesterly along the Northerly line of Del Moro Street, from it's intersection with the Westerly line of Eldorado Avenue; thence Southwesterly along the Northerly line of Del Moro Street 40 feet to the alley through said Block; thence Northwesterly parallel with said Eldorado Avenue 100 feet to the Northwest corner of said Lot 5; thence Northeasterly along the North line of said Lot, 40 feet; thence Southeasterly parallel with said Eldorado Avenue 100 feet to the place of beginning.

Property Tax ID Number: 3809-029AA-07500-000

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 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 27th day of February, 2015.**

**Wells Fargo Bank, N.A.**

By: Crystal Jean McClelland

**Crystal Jean McClelland**

**Vice President Loan Documentation**

**Wells Fargo Bank, NA**

**02/27/2015**

*State of South Carolina  
County of York*

*The foregoing instrument was acknowledged before me this 27th day of February, 2015 by Crystal Jean McClelland, Vice President Loan Documentation; on behalf of Wells Fargo Bank, N.A., a national banking association. Crystal Jean McClelland [ ] is personally known to me or [x] produced satisfactory evidence of identification.*

Notary Public Sheryl L. Hennika

My commission expires 09/01/2016

SHERYL L. HENNIKA NOTARY PUBLIC State of South Carolina My Commission Expires September 01, 2016
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