

187 1784134

**2015-002590**  
Klamath County, Oregon  
03/24/2015 02:30:57 PM  
Fee: \$47.00

**AFTER RECORDING RETURN TO:**

RCO Legal, P.C.  
Attn: Shawn Morgan  
511 SW 10<sup>th</sup> Avenue, Ste. 400  
Portland, OR 97205  
File No.: 7037.57634

**SEND TAX STATEMENTS TO:**

Department of Veteran Affairs  
C/O VRM; Attn: David Fitzgerald  
VA-REO Property Tax  
P.O. Box 11339  
Carrollton, TX 75011

**SPECIAL WARRANTY DEED**

JPMorgan Chase Bank, National Association, Grantor, whose address is 800 Brooksedge Boulevard Mail Code OH4-7302 Westerville, OH 43081, conveys and specially warrants to The Secretary of Veterans Affairs, an officer of the United States of America, whose address is c/o Department of Veterans Affairs, VA Regional Loan Center, 155 Van Gordon Street, Lakewood, Colorado 80228 (Post Office Box 25126, Denver, Colorado 80225), Grantee, the real property described below, free of encumbrances created or suffered by the Grantor except as specifically set forth herein, if any, and subject to easements, conditions, reservations, covenants, agreements, restrictions, rights of way and declarations of record, if any.

The true consideration for this conveyance is \$10.00 and other property or value was either part or the whole consideration.

LOTS 13, 14, 15 AND 16 IN BLOCK 5 OF ST. FRANCIS PARK,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE  
OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.


Tax Parcel Number: 519576

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

F.  
52.00

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: SEP 03 2014

By:  SEP 03 2014  
JPMorgan Chase Bank, National Association  
Ryan Such Vice President

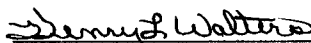
STATE OF Ohio )  
 ) ss.  
COUNTY OF Franklin )

On this date personally appeared before me Ryan Such and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument.

GIVEN UNDER MY HAND AND SEAL this 03 day of SEPT, 2014.



HENRY L. WALTERS  
Notary Public, State of Ohio  
My Comm. Expires 05/11/2019

 Henry L Walters  
NOTARY PUBLIC in and for the State of  
Ohio, residing at Gahanna  
My Commission expires: 5-11-2019