

After recording return to:  
Gail M Brewer and Dustin J Seybold  
11510 Aureole Way  
Orville, CA 95965

**2015-008868**  
Klamath County, Oregon  
08/10/2015 10:16:42 AM  
Fee: \$47.00

Send tax statements to:  
Gail M. Brewer and Dustin J Seybold  
11510 Aureole Way  
Orville, CA 95965

REO #: 0002647766  
US REO #: 14-10090  
First American Title Insurance Company of Oregon:

**SPECIAL WARRANTY DEED**

**THIS DEED** is made and entered into this 14 day of July, 2015 by and between **PHH Mortgage Corporation** hereinafter collectively referred to as "Grantor", and **Gail M Brewer and Dustin J Seybold**, not as tenants in common, but with rights of survivorship hereinafter referred to as "Grantee". The mailing address of the Grantee is 11510 Aureole Way, Oroville, CA 95965 **Fifty Thousand Dollars and No/100 (\$50,000.00)** **WITNESSETH**, that the Grantors, for and in consideration of the sum of ~~Ten Dollars (\$10.00)~~ and other valuable considerations paid to the Grantor, the receipt of which is hereby acknowledged, does by these presents **GRANT, BARGAIN AND SELL, CONVEY AND CONFIRM** unto the Grantee, the following described lots, tracts or parcels of land lying, being and situated in the County of Klamath and State OR of to-wit:

**LOT 6, BLOCK 4, TRACT 1046, ROUND LAKE ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

**Commonly known as: 14010 Meadowbrook, Klamath Falls, OR 97601**

Subject to easements, conditions, restrictions and limitations of record.

**TO HAVE AND TO HOLD** the same; together with all rights and appurtenances to the same belonging, unto the said Grantees, and to His/Her successors and assigns. The said Grantor hereby covenanting that it and the successors and assigns of such Grantor shall and will **WARRANT AND DEFEND** the title to the premises unto the said Grantees, and to the

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successors and assigns of such Grantee forever, against the lawful claims of all persons claiming by, through or under Grantor but none other, excepting, however, the general taxes for the calendar year 2015 and thereafter, and special taxes becoming a lien after the date of this deed.

**IN WITNESS WHEREOF**, the said Grantor has hereunto caused this instrument to be signed on the day and year first above written.

Grantor:

**PHH Mortgage Corporation**

BY: [Signature]

NAME: Joseph DeStasio

Vice President

TITLE: [Signature]

Attest: [Signature]

NAME: Angela Hawk

Vice President

TITLE:

STATE OF NO

COUNTY OF Burt } SS

On this 14 day of July, 2015, before me appeared  
Joseph DeStasio

\_\_\_\_\_ to me personally known, who, being by me duly

sworn, did say that he/she is the Vice President (title) of PHH Mortgage Corporation and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation, by  
Vice President

authority of its board of directors and said \_\_\_\_\_ acknowledged said instrument to be the free act and deed of said corporation.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, the day and year first written above.

[Signature]  
Notary Public:

My Commission Expires

Linda Huller 2300415  
Notary Public of New Jersey  
My Commission expires May 19, 2018