

2015-009417

Klamath County, Oregon

08/25/2015 10:26:17 AM

Fee: \$52.00

RECORDING COVER SHEET

(Per ORS 205.234 or ORS 205.244)

This cover sheet has been prepared by the person presenting the attached instrument for recording. Any errors in this cover sheet **do not** effect the transaction (s) contained in the instrument itself

This space reserved for use by the County Recording Office

After recording return to:

**Robinson Tait, P.S.
710 2nd Avenue, Suite 710
Seattle, WA 98104
(206) 676-9640
Case No. 60364-1142-JUD-2**

1. Title(s) of Transaction(s) ORS 205.234(a) Special Warranty Deed
2. Direct Parties and addresses ORS 205.125(1)(a) and ORS 205.160

BANK OF AMERICA, N.A

3. Indirect party/Grantee(s) and address ORS 205.125(1)(a) and ORS 205.160 N/A

SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE
UNITED STATE OF AMERICA, SUCCESSORS AND ASSIGNS

4. Trustee Address: (If required): N/A
5. True and Actual Consideration ORS 93.030 N/A
6. Send Tax Statements to: Department of Veterans Affairs
VA Regional Loan Center
155 Van Gordon Street
Lakewood, CO 80228
(Mail: Box 25126, Denver, CO 80225)

7. If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS 205.244:
"RERECORDED AT THE REQUEST OF _____
_____ TO CORRECT PREVIOUSLY RECORDED IN BOOK _____ AND PAGE _____, OR AS
FEE NUMBER _____"

When recorded, mail to:

Robinson Tait, P.S.
710 Second Avenue, Suite 710
Seattle, WA 98104

Send Tax Statements to:

Department of Veterans Affairs
VA Regional Loan Center
155 Van Gordon Street
Lakewood, CO 80228
(Mail: Box 25126, Denver, CO 80225)

Servicer Loan No. 217570549
VA Loan No. 484860342985

SPECIAL WARRANTY DEED

Bank of America, N.A GRANTOR, for and in consideration of the good and valuable consideration, in hand paid, conveys and specially warrants to **Secretary of Veterans Affairs, an Officer of the United State of America, successors and assigns**, GRANTEE, the following described real property, situated in the county of KLAMATH, State of OREGON, free of encumbrances created or suffered by the grantor except as specifically set forth herein:

LOT 2 IN BLOCK 1 OF FIRST ADDITION TO VALLEY VIEW, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

And more commonly known as: 3003 Raymond Street, Klamath Falls, OR 97603

The true consideration for this conveyance is \$0.00

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 REGULATIONS.

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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.") OREGON - ONLY

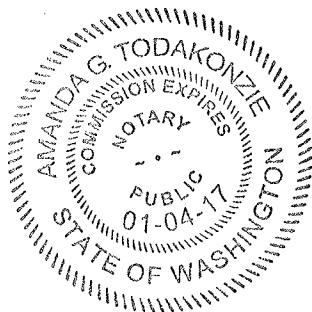
IN WITNESS WHEREOF, the undersigned has executed this instrument this 24th day of August, 2015.

Craig Peterson

Craig Peterson, OSB #120365
Email: cpeterson@robinsonstait.com
Robinson Tait, P.S.
Attorney for Bank of America, N.A.
Tel: (206) 676-9640
Fax: (206) 676-9659

State of Washington)
County of King)

The foregoing instrument was acknowledged before me this 24th day of August, 2015 by Craig Peterson.



Amanda G. Todakonzie

NOTARY PUBLIC in and for the State of Washington,
residing at Renton, County of King

Amanda G. Todakonzie
(printed or typed name)

My appointment expires 1/4/2017
~~06/19/2018~~