

2015-010076

Klamath County, Oregon

09/10/2015 02:31:33 PM

Fee: \$52.00

AFTER RECORDING RETURN TO:

Required on all documents

Aldridge Pite, LLP

621 SW Morrison St., Ste. 425

Portland, OR 97205-3828

140261574

ALL TAX STATEMENTS SHALL BE SENT TO:

If conveying or contracting to convey fee title to real property:

Federal National Mortgage Association

14221 Dallas Parkway, Suite 1000

Dallas, TX 75254-2951

RECORDING COVER SHEET - Please print or type information

Any errors in this cover sheet **DO NOT** affect the transactions(s) contained in the instrument itself.

(Required if document does not meet first page recording requirements under ORS 205.234 or does not provide adequate space on the first page for the recording certificate)

DOCUMENT TITLE(S)

(If two or more transactions, document(s) must be clearly labeled to record transaction in appropriate records)

1. Warranty Deed

2. _____

3. _____

4. _____

NAME(S) OF FIRST PARTY/GRANTOR/DIRECT party(s):

1. Wells Fargo Bank, N.A. s/b/m Wells Fargo Home Mortgage, Inc.

2. _____

3. _____

4. _____

NAME(S) OF SECOND PARTY/GRANTEE/INDIRECT party(s):

1. Federal National Mortgage Association

2. _____

3. _____

4. _____

LIEN DOCUMENTS: Amount of lien \$0.00

If conveying or contracting to convey fee title to real property:

True and Actual Consideration Paid \$0.00

WHEN RECORDED MAIL TO
Aldridge Pite, LLP
621 SW Morrison St., Ste. 425
Portland, OR 97205-3828

MAIL TAX STATEMENT TO:
FEDERAL NATIONAL MORTGAGE
ASSOCIATION
14221 Dallas Parkway, Suite 1000
Dallas, TX 75254-2951

Space Above For Recorder's Use

APN: R511379 / 3909-002AA-00100-000
TS No: 021150-OR
FNMA NO.: 6000089552

WARRANTY DEED

Grantor: **WELLS FARGO BANK, N.A. S/B/M WELLS FARGO HOME MORTGAGE, INC.**
Grantee: **FEDERAL NATIONAL MORTGAGE ASSOCIATION**

Grantor conveys and warrants to Grantee the following described real property, free of encumbrances except as specifically set forth herein:

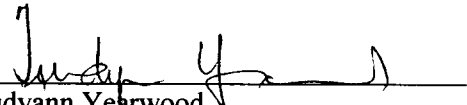
LOT 1 IN BLOCK 1 CASA MANANA, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.

Commonly known as: **1716 MADISON STREET, KLAMATH FALLS, OREGON 97603**

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. 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.

The consideration for this conveyance is other value given, as hereby duly recognized between Grantor and Grantee.

Wells Fargo Bank N.A.

By: 
Trudyann Yearwood
Vice President Loan Documentation
Wells Fargo Bank N.A.
09/01/2015

State of SOUTH CAROLINA

County of YORK

The foregoing instrument was acknowledged before me this 1st day of September, 2015 by Trudyann Yearwood, Vice President Loan Documentation; on behalf of Wells Fargo Bank, N.A., a national banking association. Trudyann Yearwood [] is personally known to me or [X] produced satisfactory evidence of identification.


Notary Public

My commission expires 10 11 2017

