

Lawyers Title

CH65620178

After recording return to:
Order Number: L1409BN Escrow Number: FML10722 Ray T. Stacey and Heather L. Stacey 1059 Kane Street, Klamath Falls, OR 97603
Grantee Name(s)
Ray T. Stacey and Heather L. Stacey
Until a change is requested, all tax statements shall be sent to the following address:
Same as Above

2016-000908

Klamath County, Oregon

01/29/2016 11:09:33 AM

Fee: \$52.00

Reserved for Recorder's Use

STATUTORY WARRANTY DEED

Fannie Mae A/K/A Federal National Mortgage Association, organized and existing under the laws of the United States of America who acquired title as Federal National Mortgage Association Grantor(s), convey and warrant to

Ray T. Stacey and Heather L. Stacey, husband and wife as Tenancy by the Entirety

Grantee(s), the following described real property free of encumbrances except as specifically set forth herein.

SEE ATTACHED EXHIBIT "A"

Account: R450238

Map & Tax Lot: R-380935DB1500

This property is free of encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is **\$65,000.00**. (Here comply with requirements of ORS 93.030.)

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.

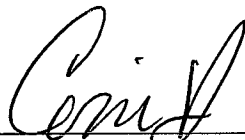
Executed this 27th day of January, 2016

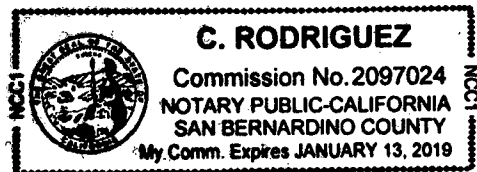
Fannie Mae A/K/A Federal National Mortgage Association,
organized and existing under the laws of the
United States of America who acquired title as
Federal National Mortgage Association, by
~~Lawyers Title Insurance Company as attorney in fact~~


By: Robert Garcia

State of California, County of Riverside) ss.

This instrument was acknowledged before me on this 27th day of January by Robert Garcia, as
Authorized Signer of Fannie Mae


Notary Public for the State of California
My commission expires: 1-13-19



LEGAL DESCRIPTION

EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF KLAMATH, STATE OF OREGON, AND IS DESCRIBED AS FOLLOWS:

LOT 49 OF FAIR ACRES SUBDIVISION #1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCEL:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 49; THENCE NORTH 51.47 FEET; THENCE WESTERLY 146.85 FEET; THENCE SOUTHWESTERLY 162.94 FEET TO A POINT 28.55 FEET NORTH OF THE SOUTHWEST CORNER OF LOT 49; THENCE SOUTH 28.55 FEET TO THE SOUTHWEST CORNER OF LOT 49; THENCE EASTERLY 308 FEET TO THE POINT OF BEGINNING.

Parcel ID: R450238

Commonly known as 1059 Kane Street, Klamath Falls, OR 97603