



2016-007346
Klamath County, Oregon
07/12/2016 03:04:39 PM
Fee: \$52.00

**MAIL TAX STATEMENTS AND
WHEN RECORDED RETURN TO:**
Information Systems & Networks Corporation
Shepherd Mall Office Complex
2401 NW 23rd Street, Suite 1D
Oklahoma City, OK 73107

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT Lakeview Loan Servicing, LLC, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by, Secretary of Housing and Urban Development c/o Information Systems & Networks Corporation, Shepherd Mall Office Complex, 2401 NW 23rd Street, Suite 1D, Oklahoma City, OK 73107 as such, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Lot 15, Tract No. 1432, Quail Point Estates, according to the Official Plat thereof on file in the Office of the Clerk of Klamath County, Oregon.

To have and to hold the same unto the said grantee and grantee's heirs, successors and assigns forever, and said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

EXCEPT: - General Taxes, together with interest and penalty, if any; AND - Easements, Restrictions, Covenants or Conditions imposed by instrument or contained on the face of the plat, if any;

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$213,972.31.

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and individuals.

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.

WARRANTY DEED

Lakeview Loan Servicing, LLC
Grantor

to

The Secretary of Housing and Urban Development; c/o Information Systems &
Networks Corporation, Shepherd Mall Office Complex, 2401 NW 23rd Street,
Suite 1D, Oklahoma City, OK 73107

Grantee
Benson, Mark/7699.20956

Effective this 14th day of January, 2016.

Lakeview Loan Servicing, LLC,
By M&T Bank, its Attorney in fact

Lisa A. Wilson

By: Lisa A. Wilson

Title: Banking Officer

STATE OF NEW YORK)

COUNTY OF Erie) ss.:

On the 14th day of Jan, in the year 2016, before me, the undersigned, personally appeared LISA A. Wilson, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual acted, executed the instrument.

Connie M Wansart

Notary Public
SEAL

Sworn to before me on the day 14 of January, 2016

CONNIE M WANSART
Notary Public - State of New York
No. 01WA5071991
Qualified in Erie County
My Commission Expires Jan. 21, 2019



Certification of Charges Paid
(2015 Oregon Laws Chapter 96)

Certification #

2016-20

All charges against the real property have been paid for the property that is the subject of the deed between:

Grantor

Lakeview Loan Servicing LLC

Grantee

Secretary of Housing & Urban Development

Signed on (date)

7/14/16

and for consideration of

\$ 213,972.31

Assessor's signature

[Signature]

Date

7/12/16

150-310-411 (Rev. 10-15)

Legal Description:

Lot 15 Tract NO 1432 Quad point Estates