



2017-000646

Klamath County, Oregon

01/23/2017 11:15:00 AM

Fee: \$47.00

RECORDING REQUESTED BY:
Amerititle

AND WHEN RECORDED MAIL TO:

Until a change is requested,
all tax statements shall be sent
to the following address:

Brian and Carolyn Hansen
2641 Front Street
Klamath Falls, OR 97601

Escrow No: **OR-507-AS**

**SPECIAL WARRANTY DEED
(OREGON)**

Deutsche Bank National Trust Company, as Trustee for HSI Asset Corporation Trust 2006-HE2 Mortgage Pass-Through Certificates, Series 2006-HE2, Grantor, conveys and specially warrant(s) to **Brian Hansen and Carolyn Hansen**, Grantee, the following described real property free of encumbrances created or suffered by the Grantor as specifically set forth herein:

Beginning at a point on the West line of the Southeast quarter of Northwest quarter of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, which is North 0° 35' West 516.2 feet from the Southwest corner of said Southeast quarter of Northwest quarter of Section 2; thence North 0° 35' West along said West line a distance of 75 feet; thence North 89° 25' East 135 feet; thence South 0° 35' East 75 feet; thence South 89° 25' West 135 feet to the point of beginning, being a parcel of land in the West half of West half of West half of Southeast quarter of Northwest quarter of Section 2, Township 39 South, Range 9 East of the Willamette Meridian.

Commonly known as: 2152 Gettle Street, Klamath Falls, OR 97603

This property is free of all encumbrances created, EXCEPT: Exceptions to the covenants described in ORS 93.855(2)

The true consideration for this conveyance is: **\$42,500**

The Grantor for itself and for its successors in interest does by these presents expressly limit the covenants of the deed to those herein expressed, and excludes all covenants arising or to arise by statutory or other implication, and does hereby warrant and will defend the title to the property against all persons who may lawfully claim the same by, through or under the Grantor.

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.

Dated: January 13, 2017

Deutsche Bank National Trust Company, as
Trustee for HSI Asset Corporation Trust 2006-HE2
Mortgage Pass-Through Certificates, Series 2006-
HE2



By: Nationstar Mortgage LLC, Attorney in Fact

Marlon Brown

Name

Assistant Secretary

Title



A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF Texas } S.S.
COUNTY OF Denton

On January 13, 2017, before me, MARIOLA MUNOZ, Notary
public, personally appeared Marlon Brown who proved
to me on the basis of satisfactory evidence to be the person(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 authorized
capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon
behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Texas that
the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature] (Seal)

