

2017-006300

Klamath County, Oregon

06/09/2017 09:56:00 AM

Fee: \$47.00

Recorded Requested By
~~First American Title Insurance Company~~

When Recorded Mail To
And Send Tax Statements To:
WELLS FARGO
1 HOME CAMPUS
DES MOINES, IA 50328

8672547
DIL No. 000515-119260

Space Above Reserved for Recorder's Use

SPECIAL WARRANTY DEED
(Corporate Grantor)

**RECORDING REQUESTED BY
FIRST AMERICAN TITLE COMPANY
AS AN ACCOMMODATION ONLY**

WELLS FARGO BANK, N.A. Grantor, conveys and specially warrants to FEDERAL HOME LOAN MORTGAGE CORPORATION, Grantee, the following described real property free of encumbrances created or suffered by the Grantor, except as specifically set forth herein:

SEE ATTACHED EXHIBIT "A"

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. 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.

The property is free of all encumbrances created or suffered by the Grantor except (if none, so state):none

The true consideration for this conveyance is \$0.00 (Here, comply with the requirements of ORS 93.030.)

Dated this 20th day of March, 2017.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

WELLS FARGO BANK, N.A..

Shannon Davis 3/20/17

By Shannon Davis

Its VP Loan Documentation

State of Iowa
County of Dallas

This record was acknowledged before me on March 20, 20 17
by Shannon Davis

Carly Kelly-Greenfield 3/20/17 (seal)

Notary Public - State of Iowa
My commission expires: October 27, 2019

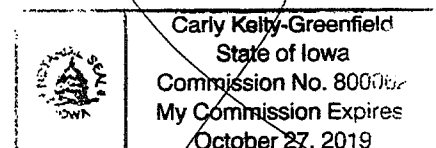
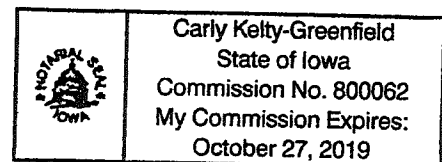


EXHIBIT "A"

Lot 37. Tract 1403, First Addition to Klamath Meadows East, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

APN: R-3909-012BA-08300-000