

0069030492

WHEN RECORDED MAIL TO
Aldridge Pite, LLP
111 SW Columbia Street #950
Portland, OR 97201

2017-011029

Klamath County, Oregon

09/28/2017 02:59:00 PM

Fee: \$42.00

MAIL TAX STATEMENT TO:
Department of Veterans Affairs
Loan Guaranty Service
3401 West End Avenue, Suite 760W
Nashville, TN 37203

Space Above For Recorder's Use

APN: R442649 / 2591.64 / R-3809-034AB-01500-000
TS No: 051503-OR
VA NO.:

WARRANTY DEED

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

Grantor: **MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME
LOANS, A MISSOURI LIMITED LIABILITY COMPANY**
Grantee: **SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES**

Grantor conveys and warrants to Grantee the following described real property, free of encumbrances except as specifically set forth herein: **Lot 6 of Block 1, BEVERLY HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

TOGETHER WITH that portion of vacated Leighton Avenue and 30ft of the vacated roadway lying along the westerly side of Beverly Heights Tract as vacated by order recorded November 22, 1943 in Book 160, page 97, Deed Records of Klamath County, Oregon

Commonly known as: **191 LEIGHTON AVE, KLAMATH FALLS, OR 97603**

Dated this 20th day of Sept, 2017. By: Francine Bryant
Name: **Francine Bryant**
Title: **Vice President and Assistant Secretary**

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.

STATE OF NT
COUNTY OF Mercer

On Sept 20, 2017 before me, Matthew Acevedo, personally appeared Francine Bryant, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument and acknowledged to me that the same was executed in by their authorized capacity.
I certify under penalty of perjury under the laws of the State of NT that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Matthew L. Acevedo (seal)
Name: **Matthew Acevedo**

MATTHEW L. ACEVEDO
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires November 28, 2021
ID# 2455853

CRC WARRYDEED 01032014

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