

2017-013350

Klamath County, Oregon

11/20/2017 10:49:53 AM

Fee: \$47.00

Tax statements to:
Secretary of Veterans
Affairs, an Officer of
the United States of
America, successors
and assigns, 155 Van
Gordon St., Lakewood,
CO 80228

Original return to:
Aldridge Pite, LLP
4375 Jutland Drive Suite 200
San Diego, CA 92117

Space Above For Recorder's Use

WARRANTY DEED

Grantor: CITIMORTGAGE, INC.
1000 Technology Drive
O'Fallon MO, 63368

Grantee: Secretary of Veterans Affairs, an Officer of the United States of America, successors and
assigns, 155 Van Gordon St., Lakewood, CO 80228

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

Grantor conveys and warrants to Grantee the following described real property, free of encumbrances
except as specifically set forth herein:

LOT 11 BLOCK 11 OF TRACT NO. 1079, SIXTH ADDITION TO SUNSET VILLAGE, ACCORDING
TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK,
KLAMATH COUNTY, OREGON.

commonly known as:

6109 Madera Drive, Klamath Falls, OR 97603

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.

CitiMortgage, Inc.

Dated this 26 day of October, 2017. By: Rosemary R. Mastin
Name: Rosemary R. Mastin
Title: Vice President-Documents Control

STATE OF KENTUCKY

COUNTY OF BOONE

On Oct. 26, 2017 before me, Susan M. Tremain, personally appeared Rosemary R. Mastin 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 Kentucky that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Susan M. Tremain (seal)
Name: Susan M. Tremain

Susan M. Tremain
Notary Public, ID No. 562228
State at Large, Kentucky
My Commission Expires August 9, 2020