

RECORDING REQUESTED BY:



5665 SW Meadows Rd., Ste 100  
Lake Oswego, OR 97035

GRANTOR'S NAME:

Bayview Loan Servicing, LLC, a Delaware Limited Liability  
Company

GRANTEE'S NAME:

Richard Barnett and Randy Mullally

AFTER RECORDING RETURN TO:

Richard Barnett  
PO Box 159  
Merrill, OR 97633

SEND TAX STATEMENTS TO:

Richard Barnett  
PO Box 159  
Merrill, OR 97633

7719 Teal Drive, Bonanza, OR 97623

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**SPECIAL WARRANTY DEED - STATUTORY FORM**  
(INDIVIDUAL or CORPORATION)

Bayview Loan Servicing, LLC, a Delaware Limited Liability Company, Grantor, conveys and specially warrants to Richard Barnett and Randy Mullally, Grantee, the following described real property free and clear of encumbrances created or suffered by the grantor except as specifically set forth below:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

The true consideration for this conveyance is Forty-Six Thousand Three Hundred Fifty And No/100 Dollars (\$46,350.00).

Grantor will defend the same against the lawful claims of all persons claiming by, through or under Grantor, and no others.

Subject to:

Covenants conditions and restrictions of record, if any

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.

2018-000085

Klamath County, Oregon

01/03/2018 11:17:01 AM

Fee: \$52.00

**SPECIAL WARRANTY DEED - STATUTORY FORM**  
(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: Dec 28, 2017

Bayview Loan Servicing, LLC, a Delaware Limited Liability Company

BY: [Signature]

NAME: Sonia Asencio  
Assistant Vice President

ITS: \_\_\_\_\_

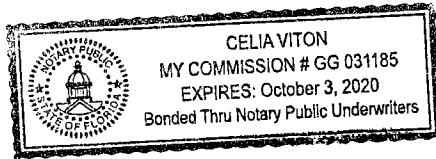
State of Florida  
County of Dade

This instrument was acknowledged before me on Dec 28, 17 by  
Sonia Asencio as AVP of  
Bayview Loan Servicing LLC.

[Signature]

Notary Public - State of \_\_\_\_\_

My Commission Expires: \_\_\_\_\_



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Lots 43 and 44 in Block 36 of Klamath Falls Forest Estates, Highway 66 Unit Plat No. 2, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.