

2018-007674

Klamath County, Oregon

06/26/2018 01:56:00 PM

Fee: \$92.00

COVER PAGE FOR OREGON DEEDS

Grantor: Deutsche Bank National Trust Company as Trustee for INDYMAC INDX Mortgage Loan Trust 2006-AR2, Mortgage Pass-Through Certificates Series 2006-AR2, By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact

Grantor's Mailing Address: C/O Ocwen Loan Servicing, LLC. 1661 Worthington Road Suite 100, West Palm Beach, Florida 33409

Grantee: Don Seaman and Dora E. Vega-Seaman, husband and wife, as tenants by the entirety

Grantees Mailing Address: Post Office Box 801, Santa Maria, California 93456

Type of Document to be Recorded: SPECIAL WARRANTY DEED

Consideration: The true consideration for this conveyance is: **TWO HUNDRED EIGHTY-EIGHT THOUSAND THREE HUNDRED FIFTEEN AND NO/100 DOLLARS (\$288,315.00)**

Prior Recorded Document Reference: Deed: Recorded April 5, 2018; Doc. No. 2018-004142

Until a change is requested, all Tax Statements shall be sent to the following address:

Don Seaman, et al
Post Office Box 801
Santa Maria, California 93456

After Recording Return To:

Don Seaman, et al
Post Office Box 801
Santa Maria, California 93456

Prepared By:

Leila H. Hale, Esq.
9041 South Pecos Road #3900
Henderson, NV 89074
Phone: 702-736-6400

SPECIAL WARRANTY DEED

TITLE OF DOCUMENT

Deutsche Bank National Trust Company as Trustee for INDYMAC INDX Mortgage Loan Trust 2006-AR2, Mortgage Pass-Through Certificates Series 2006-AR2, By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact, Grantor, hereby GRANTS, CONVEYS and SPECIALLY Warrants to Don Seaman and Dora E. Vega-Seaman, husband and wife, as tenants by the entirety, Grantee, the following described real property in the County of Klamath, State of Oregon, free of encumbrances except as specifically set forth herein:

LOT 10, BLOCK I, TRACT NO. 1209, HARBOR ISLES, ACCORDING TO THE OFFICIAL PLAT THEROF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON

Tax Account No.: **R701075**

Prior Recorded Document Reference: **Deed: Recorded April 5, 2018; Doc. No. 2018-004142**

Encumbrances (If none, so state): All those items of record, if any, as of the date of this deed,
N/A

The true consideration for this conveyance is: TWO HUNDRED EIGHTY-EIGHT THOUSAND THREE HUNDRED FIFTEEN AND NO/100 DOLLARS (\$288,315.00)

TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described property unto the said Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever IN FEE SIMPLE; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any part thereof.

Grantor further WARRANTS and agrees to FOREVER DEFEND all and singular the said property unto the said Grantee, Grantee's heirs, executors, administrators, successors and/or assigns, against every person whomsoever claiming or to claim the same or any part thereof, by, through, or under Grantor, but not otherwise.

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.

Dated this 19 day of June, 2018. If a corporate grantor, it has caused its name to be signed by order of its Board of Directors.

Katherine Burgos

Signor of Deutsche Bank National Trust Company as Trustee for INDYMAC INDX Mortgage Loan Trust 2006-AR2, Mortgage Pass-Through Certificates Series 2006-AR2, By: Ocwen Loan Servicing, LLC, as Attorney-In-Fact

Katherine Burgos Contract Management Coordinator

Printed Name & Title

STATE OF Florida)

COUNTY OF Palm Beach) ss

This instrument was acknowledged before me on this 19 day of June, 2018, by Katherine Burgos, as Contract Management Coordinator of **Ocwen Loan Servicing, LLC, as Attorney-In-Fact for Deutsche Bank National Trust Company as Trustee for INDYMAC INDX Mortgage Loan Trust 2006-AR2, Mortgage Pass-Through Certificates Series 2006-AR2**, a corporation organized and operating under the laws of the State of Delaware, on behalf of the corporation.

POA Recorded on 5/20/2014 as Instrument No 2014005420

Thania Nunez

NOTARY STAMP/SEAL

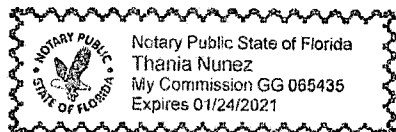
Before Me:

Thania Nunez

NOTARY PUBLIC- STATE OF Florida

My Commission Expires:

Loan number 7192169238



6/19/18 *Th*
Personally Known To Me