



2018-008220

Klamath County, Oregon

07/10/2018 03:56:01 PM

Fee: \$87.00

RECORDING REQUESTED BY:

ServiceLink-Irvine

AND WHEN RECORDED MAIL DEED AND TAX

STATEMENTS TO:

Department Veterans Affairs

Loan Guaranty Service

3401 West End Avenue, Suite 760W

Nashville, TN 37203

T.S. No.: OR-18-828682-GPS

SPACE ABOVE THIS LINE FOR RECORDERS USE

VA No.: 48-48-6-0396071

STATUTORY WARRANTY DEED

For valuable consideration, receipt of which is hereby acknowledged, **FREEDOM MORTGAGE CORPORATION**, hereby grants, conveys and warrants to **the Secretary of Veterans Affairs, an officer of the United States of America, successors and assigns** to its successors in such office, as such hereinafter called Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in the city of **Klamath Falls**, County of **KLAMATH**, State of **Oregon**:

LOT 22 IN BLOCK 31 OF HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

The true and actual consideration for this conveyance is (Complies with ORS § 93.030).

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.

T.S. No.: OR-18-828682-GPS

Dated: 6-22-18

FREEDOM MORTGAGE CORPORATION

By:

Title:

Erica D. Tracy
Fel Specialist/ST 116

State of: Indiana)

County of: Hamilton)

On June 22, 2018 before me, Sheena Winn a notary public, personally appeared Erica D. Tracy, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under *PENALTY OF PERJURY* under the laws of the State of Indiana that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

