

**2020-001814**

**Klamath County, Oregon**

**02/13/2020 01:50:01 PM**

**Fee: \$92.00**

## **COVER PAGE FOR OREGON DEEDS**

**Grantor:** DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for RESIDENTIAL ASSET SECURITIZATION TRUST Series 2007-A3 MORTGAGE PASS-THROUGH CERTIFICATES Series 2007-C, By its attorney-in-fact PHH Mortgage Corporation

**Grantor's Mailing Address:** C/O PHH Mortgage Corporation, 1 Mortgage Way, Mount Laurel, New Jersey 08054

**Grantee:** Danny Allen and Cynthia Allen, Husband and wife, as tenants by the entirety

**Grantees Mailing Address:** 2958 Hope Street, Klamath Falls, Oregon 97603

**Type of Document to be Recorded: SPECIAL WARRANTY DEED**

**Consideration:** The true consideration for this conveyance is: **ONE HUNDRED THIRTY-SIX THOUSAND AND NO/ 100 DOLLARS (\$136,000.00)**

**Prior Recorded Document Reference:** Deed: Recorded May 2, 2019; Doc. No. 2019-004805

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

Danny Allen, et al  
2958 Hope Street  
Klamath Falls, OR 97603

**After Recording Return To:**

Danny Allen, et al  
2958 Hope Street  
Klamath Falls, OR 97603

**Prepared By:**

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

# SPECIAL WARRANTY DEED

TITLE OF DOCUMENT

**DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for RESIDENTIAL ASSET SECURITIZATION TRUST Series 2007-A3 MORTGAGE PASS-THROUGH CERTIFICATES Series 2007-C, By its attorney-in-fact PHH Mortgage Corporation, Grantor, hereby GRANTS, CONVEYS and SPECIALLY Warrants to Danny Allen and Cynthia Allen, 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 11 IN BLOCK 1 OF TRACT NO. 1088, FERNDAL, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Tax Account No.: 569316

**Prior Recorded Document Reference:** Deed: **Recorded** May 2, 2019; **Doc. No.** 2019-004805

**Encumbrances (If none, so state): All those items of record, if any, as of the date of this deed, and**  
\_\_\_\_\_N/A\_\_\_\_\_

The true consideration for this conveyance is: ONE HUNDRED THIRTY-SIX THOUSAND AND NO/100 DOLLARS (\$136,000.00)

**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 30 day of January, 2020. If a corporate grantor, it has caused its name to be signed by order of its Board of Directors.

Jacqueline S. Michaelson **Jacqueline S. Michaelson**  
Contract Management Coordinator

Signor of DEUTSCHE BANK NATIONAL TRUST  
COMPANY as Trustee for RESIDENTIAL ASSET  
SECURITIZATION TRUST Series 2007-A3  
MORTGAGE PASS-THROUGH CERTIFICATES  
Series 2007-C, By its attorney-in-fact PHH  
Mortgage Corporation

Printed Name & Title

STATE OF Florida

COUNTY OF Palm Beach ss

This instrument was acknowledged before me by means of ☒ physical presence or ☐ online  
notarization, on this 30 day of January, 2020, by  
**Jacqueline S. Michaelson**, as Contract Management Coordinator of its  
**attorney-in-fact PHH Mortgage Corporation for DEUTSCHE BANK NATIONAL TRUST  
COMPANY as Trustee for RESIDENTIAL ASSET SECURITIZATION TRUST Series 2007-A3  
MORTGAGE PASS-THROUGH CERTIFICATES Series 2007-C**, a corporation organized and  
operating under the laws of the State of Florida on behalf of the corporation.  
POA recorded simultaneously herewith

NOTARY STAMP/SEAL

1/2/20  
Personally Known To Me

Before Me: Aaron Friedlander

NOTARY PUBLIC- STATE OF Florida  
My Commission Expires: \_\_\_\_\_

Loan No. 7190461298

