

2020-006001

Klamath County, Oregon



00259135202000060010010018

05/14/2020 11:31:25 AM

Fee: \$82.00

Return To:
Evergreen AmeriTitle

After recording return to: (Name, Address, Zip)
Evergreen Land Title Company
200 Country Club Road, Ste. 120, Eugene, OR 97401
Until requested otherwise, send all tax statements to:
GALLOWAY LIVING TRUST
11717 Keenel Road, Klamath Falls, OR 97601

GRANTOR:
BANK OF AMERICA, N.A.
2506 W. CHANDLER BLVD., CHANDLER, AZ 85224

GRANTEE:
GALLOWAY LIVING TRUST
11717 Keenel Road, Klamath Falls, OR 97601

ORDER NO. REO-18000881
TAX ACCOUNT NO. R891280
MAP NO. R-3808-0158D-01600-000

2016-010953

Klamath County, Oregon

10/14/2016 02:03:01 PM

Fee: \$42.00

Space Above Reserved for Recorder's Use

STATUTORY SPECIAL WARRANTY DEED

Ken Galloway and Lisa Galloway,

BANK OF AMERICA, N.A., Grantor, conveys and specially warrants to ~~GALLOWAY LIVING TRUST~~, Trustees of the
Grantees, the following described real property free of encumbrances created or suffered by the Grantor, Galloway Living
except as specifically set forth herein, situated in Klamath County, State of Oregon, to wit: Trust dated

Lot 1179, RUNNING Y RESORT, PHASE 13, TRACT 1429, according to the official plat thereof on file in
the office of the County Clerk of Klamath County, Oregon

October 19, 2001
and any
amendments thereto

Subject to and excepting: Covenants, Conditions, Restrictions and Easements of record.
2016-2017 taxes a lien not yet due and payable

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 196.306, 196.301 AND 196.305 TO 196.336 AND SECTIONS 5 TO 11, CHAPTER 434, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 585, 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 82.010 OR 218.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWBITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.990 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 196.306, 196.301 AND 196.305 TO 196.336 AND SECTIONS 5 TO 11, CHAPTER 434, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 585, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

The true and actual consideration for this conveyance is \$19,855.00. (Here, comply with the requirements of ORS 93.030.)

Dated this 5 day of October, 2016

*Rerecorded at request of
Grantees to correct Grantee
name. Previously recorded in
2016-010953.

BANK OF AMERICA, N.A. K
NAME: KAREN MARIE BOWLING 10-5-16
TITLE: Assistant Vice President (AVP)

State of Arizona

ss.

County of Maricopa

The foregoing instrument was acknowledged before me this 5 day of October
2016 by KAREN MARIE BOWLING AVP for BANK OF AMERICA, N.A.

Before me:

DEVON C TELLIN 10-5-16
Notary Public for ARIZONA
My commission expires: 1-27-2020

