

Prepared By:
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OR Bar ID: 221965

**Until a Change is Requested,
Mail Tax Statements To:**
Carol Burgasser
13541 Vail Cut Off Rd SE
Rainier, WA 98576

Return To:
First American Title Insurance Co
4795 Regent Blvd
Irving, TX 75063

Order Number:
15196973D

CORRECTIVE STATUTORY SPECIAL WARRANTY DEED

Being filed to correct the legal description in Statutory Special Warranty Deed recorded 2/6/2024 as
Instrument No. 2024-000943.

FEDERAL HOME LOAN MORTGAGE CORPORATION, Grantor, conveys and specially
warrants to **CAROL BURGASSER**, unmarried, and **KATHLEEN EMMONS**, a married
woman, Grantee, the following described real property free of encumbrances created or suffered
by the grantor, except as specifically set forth herein:

PARCEL 1:

LOTS 3, 4 AND 5 IN BLOCK 71 OF KLAMATH FALLS FOREST ESTATES HIGHWAY 66
UNIT, PLAT NO. 3, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE
OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

PARCEL 2:

THE E 1/2 SW 1/4 SW 1/4 OF SECTION 3, TOWNSHIP 38 SOUTH, RANGE 11 EAST OF
THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

Commonly known as: 7945 Egret Dr, Bonanza, OR 97623

Parcel ID: 3811-003C0-01900

The true and actual consideration for this conveyance is: Three Hundred Twenty-Four Thousand Dollars and
00/100 (\$324,000 00).

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.



Dated this 22nd of February, 20 24.

FEDERAL HOME LOAN MORTGAGE CORPORATION

By: J. Sch

Its: Authorized Signor of National Default REO Services,
LLC, A Delaware Limited Liability Company, as Attorney
in Fact, and/or Agent

State of Texas)
County of Dallas) ss.

Personally appeared the above-named Jovan Schluer, as Authorized Signor for
NATIONAL DEFAULT REO SERVICES, LLC, a Delaware Limited Liability Company, As Attorney In
Fact and/or Agent For **FEDERAL HOME LOAN MORTGAGE CORPORATION**, and acknowledged
the foregoing instrument to be his/her/their voluntary act and deed, this 22nd day of February
20 24. Before me: Jose Angel Gomez

[Signature]
Notary Public – State of Texas

