

AFTER RECORDING RETURN TO:  
AMERIQUEST MORTGAGE COMPANY  
ATTN: RSD DEPARTMENT  
505 S MAIN STREET, SUITE 6000  
ORANGE, CA 92868

State of Oregon, County of Klamath  
Recorded 11/13/01 2:38 p.        m.  
In Vol. M01, Page 57932  
Linda Smith, County Clerk  
Fee \$ 26<sup>00</sup> # of Pgs 2

UNTIL A CHANGE IS REQUESTED  
ALL TAX STATEMENTS WILL BE  
SENT TO THE FOLLOWING ADDRESS:

same as above

**FIDELITY NATIONAL TITLE**

1013652

T.S. NUMBER: T01-10364 NM

LOAN NUMBER: 0011727880

**TRUSTEE'S DEED**

THIS TRUSTEE'S DEED IS EXECUTED BY FIDELITY NATIONAL TITLE INSURANCE CO., , AND  
DELIVERED TO: WM SPECIALTY MORTGAGE LLC, WITHOUT RECOURSE

**RECITALS**

REFERENCE IS MADE TO THAT CERTAIN TRUST DEED ("TRUST DEED"), WHOSE PARTIES, DATE  
AND RECORDING INFORMATION ARE AS FOLLOWS:

GRANTOR: DOROTHY J CARNES  
TRUSTEE: ASPEN TITLE AND ESCROW INC.  
BENEFICIARY: AMERIQUEST MORTGAGE COMPANY  
DATE: June 22, 1999  
RECORDING DATE: 06/30/1999  
RECORDING REFERENCE: BOOK: M99 PAGE: 26322  
RERECORDED ON:  
COUNTY OF RECORDING: KLAMATH

THE TRUST DEED ENCUMBERED THE REAL PROPERTY HEREINAFTER DESCRIBED AS THE  
"PROPERTY" TO SECURE, AMONG OTHER THINGS, THE PERFORMANCE OF CERTAIN OBLIGATIONS  
OF THE GRANTOR TO THE BENEFICIARY. THEREAFTER, BENEFICIARY INFORMED THE TRUSTEE  
THAT THE NOTE INSTALLMENTS DUE 03/01/2001 AND ALL THE SUCCESSIVE INSTALLMENTS WERE  
UNPAID, AND DECLARED ALL SUMS SO SECURED IMMEDIATELY DUE AND OWING.

A NOTICE OF DEFAULT, CONTAINING AN ELECTION TO SELL THE PROPERTY AND TO FORECLOSE  
THE TRUST DEED BY ADVERTISEMENT AND SALE TO SATISFY THE GRANTOR'S OBLIGATION WAS  
RECORDED IN THE MICROFILM RECORDS OF KLAMATH COUNTY ON 06/19/2001 INST. # BOOK M-01  
PAGE 29304.

PURSUANT TO THE NOTICE OF DEFAULT, THE TRUSTEE ON 11/02/2001 AT THE HOUR OF 10:00 A.M.  
AT THE PLACE SO FIXED FOR THE SALE, SOLD THE PROPERTY IN ONE PARCEL AT PUBLIC  
AUCTION TO THE BUYER FOR THE SUM OF \$60,058.16 BEING THE HIGHEST AND BEST BID AT THE



TRUSTEE'S DEED (CONT.)

T.S. #: T01-10364 NM

SALE AND THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER.

CONVEYANCE

TRUSTEE CONVEYS TO BUYER ALL INTEREST WHICH THE GRANTOR HAD OR HAD THE POWER TO CONVEY AT THE TIME OF GRANTOR'S EXECUTION OF THE TRUST DEED, TOGETHER WITH ANY INTEREST WHICH THE GRANTOR OR HIS SUCCESSORS IN INTEREST ACQUIRED AFTER THE EXECUTION OF THE TRUST DEED IN AND TO THE PROPERTY: LOT 14, BLOCK 212, MILLS SECOND ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

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. THE TRUST AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE ARE THE SUM SPECIFIED ABOVE.

DATED: November 8, 2001

FIDELITY NATIONAL TITLE  
INSURANCE COMPANY, as said Trustee

Address of Trustee:  
Fidelity National Title Insurance Company  
c/o Town & Country Title Service  
505 S. Main Street, Suite 6000  
Orange, CA 92868-4509

By: Andrew Fragassi  
It's: Assistant Vice President

STATE OF CA  
COUNTY OF Orange ) SS

On the date written below before me personally appeared Andrew Fragassi, to me known to be a Assistant Vice President of FIDELITY NATIONAL TITLE INSURANCE COMPANY who executed the foregoing instrument on behalf of said corporation for the purposes stated therein, and on oath stated that he/she is authorized to execute the said instrument on behalf of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on 11/9/01.

Marisa Y. Herrera  
Notary Public in and for the State of CA  
My Commission Expires 11/16/04

