

01 NOV 26 AM 10:59

RECORDING COVER SHEET FOR CONVEYANCES, PER ORS 205.234

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON
PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING.
ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE
TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

Vol. M01 Page 59897

AFTER RECORDING RETURN TO
name and address of the person authorized to receive the
instrument after recording, as required by ORS 205.180(4)
and ORS 205.238.

State of Oregon, County of Klamath
Recorded 11/26/01 10:59 a m.
In Vol. M01, Page 59897
Linda Smith, County Clerk
Fee \$ 31.00 # of Pgs 3

RURAL DEVELOPMENT, AOB
101 SW MAIN , SUITE 1410
PORTLAND, OR 97204-2333

K-57222

1. **NAME(S) OF THE TRANSACTION(S)**, described in the attached instrument and required by ORS 205.234(a).
Note: Transaction as defined by ORS 205.010 "means any action required or permitted by law to be recorded including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property."

TRUSTEE'S DEED

2. **GRANTOR**, as described in ORS 205.160.

DAVID A. KUBAT, OSBA 84265 TRUSTEE

3. **GRANTEE**, as described in ORS 205.160.

RURAL DEVELOPMENT, ACTING ON BEHALF OF THE RURAL HOUSING SERVICES,
SUCCESSOR IN INTEREST TO FMHA, ST. OF OREGON, USDA

4. **TRUE AND ACTUAL CONSIDERATION PAID** for instruments conveying or contracting to convey fee title to any real estate and all memoranda of such instruments, reference ORS 93.030.

ON ATTACHED CONVEYANCE

5. **UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS** for instruments conveying or contracting to convey fee title to any real estate, reference ORS 93.260.

GRANTEE

****THIS COVER SHEET HAS BEEN PREPARED TO COMPLY WITH THE RECORDING STANDARDS
OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

K31

RE: Loan #: 1407041
Title #: 817145
UTC #: OL-2131

TRUSTEE’S DEED

THIS INDENTURE, Made this 16TH day of NOVEMBER 2001, between
DAVID A. KUBT OSBA 84265, hereinafter called trustee,
and RURAL DEVELOPMENT, ACTING ON BEHALF OF THE RURAL HOUSING SERVICE, SUCCESSOR IN
INTEREST TO FmHA, ST. OF OREGON, USDA

hereinafter called the second party;

Pursuant to said notice of sale, the undersigned trustee on NOVEMBER 16, 2001 at the hour
of 10 : 00 AM, o'clock of said day, in accord with the Standard of Time established by ORS
187.110 (which was the day and hour to which said sale was postponed as permitted by ORS 86.755 (2))
(which was the day and hour set in the amended Notice of Sale)* and at the place so fixed for sale, as afore-
said in full accordance with the laws of the state of Oregon and pursuant to the powers conferred upon said
trust deed, sold said real property in one parcel at public auction to the said second party for the sum
of \$ 52,805.20, said second party being the highest and best bidder at such sale and said sum
being the highest and best sum bid for said property.

WITNESSETH:

RECITALS: JOHN T. VASQUEZ AND KIMBERLY L. VASQUEZ, HUSBAND AND WIFE, as grantor,
executed and delivered to RECD, USDA, ACTING THROUGH OREGON STATE, as trustee, for the benefit of RURAL DEVELOPMENT, ACTING ON BEHALF OF THE RURAL HOUSING***
as beneficiary, a certain trust deed dated JUNE 29, 1984, duly recorded on
JUNE 29, 1984, in the mortgage records of KLAMATH County, Oregon in book/reel/
volume No. M-84 at page 11014, or as fee/file/instrument/microfilm/reception No. .
In said trust deed the real property therein and hereinafter described was conveyed by said grantor to said
trustee to secure, among other things, the performance of certain obligations of the grantor to the said bene-
ficiary. The said grantor thereafter defaulted in grantor’s performance of the obligations secured by said trust
deed as stated in the notice of default hereinafter mentioned and such default still existed at the time of the
sale hereinafter described.

By reason of said default, the owner and holder of the obligations secured by said trust deed, being the
beneficiary therein named, or beneficiary’s successor in interest, declared all sums so secured immediately
due and owing; a notice of default, containing an election to sell the said real property and to foreclose said
trust deed by advertisement and sale to satisfy grantor’s said obligations was recorded in the mortgage
records of said County on 06/25/2001, in book/reel/volume No. m01 at page 30528 thereof
or as fee/file/instrument/microfilm/reception No. to which
reference now is made. ***SERVICE, SUCCESSOR IN INTEREST TO FMHA, ST. OF OREGON, USDA
(RESERVED FOR RECORDERS USE)

Grantor’s Name and Address:	STATE OF OREGON, } ss. County of _____
Grantee’s Name and Address:	I certify that the within instrument was received for record on the _____ day of _____ at _____ o’clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instru- ment/microfilm/reception No. _____, Record of Mortgages of said County.
AFTER RECORDING RETURN TO	Witness my hand and seal of county affixed.
RURAL DEVELOPMENT, ACTING ON BEHALF	NAME TITLE
101 S.W. MAIN, STE 1410	By _____ Deputy
PORTLAND, OR 97204-2333	
UNTIL REQUESTED SEND ALL TAX STATEMENTS TO:	
RURAL DEVELOPMENT, ACTING ON BEHALF	
101 S.W. MAIN, STE 1410	
PORTLAND, OR 97204-2333	

After the recording of said notice of default, as aforesaid, the undersigned trustee gave notice of the time
for and place of sale of said real property as fixed by the trustee and as required by law; copies of the
Trustee’s Notice of Sale were served pursuant to ORCP 7D.(2) and 7D.(3) or mailed by both first class and
certified mail with return receipt requested, to the last-known address of the persons or their legal
representatives, if any, named in ORS 86.740 (1) and (2) (a), at least 120 days before the date the property
was sold, and the Trustee’s Notice of Sale was mailed by first class and certified mail with return receipt
requested, to the last-known address of the guardian, conservator or administrator or executor of any
person named in ORS 86.740 (1), promptly after the trustee received knowledge of the disability,
insanity or death of any such person; the Notice of Sale was served upon occupants of the

property described in the trust deed in the manner in which a summons is served pursuant to ORCP 7D. (2) and 7D.(3) at least 120 days before the date the property was sold, pursuant to ORS 86.750(1). If the foreclosure proceedings were stayed and released from the stay, copies of the Amended Notice of Sale in the form required by ORB 86.755 (6) were mailed by registered or certified mail to the last-known address of those persons listed in ORS 86.740 and 86.750 (1) and to the address provided by each person who was present at the time and place set for the sale which was stayed within 30 days after the release from the stay. Further, the trustee published a copy of said notice of sale in a newspaper of general circulation in each county in which the said real property is situated, once a week for four successive weeks; the last publication of said notice occurred more than twenty days prior to the date of such sale. The mailing, service and publication of said notice of sale are shown by one or more affidavits or proofs of service duly recorded prior to the date of sale in the official records of said county, said affidavits and proofs, together with the said notice of default and election to sell and the trustee's notice of sale, being now referred to and incorporated in and made a part of this trustee's deed as fully as if set out herein verbatim. The undersigned trustee has no actual notice of any person, other the persons named in said affidavits and proofs as having or claiming a lien on or interest in said described real property, entitled to notice pursuant to ORS 86.740 (1) (b) or (1) (c).

NOW THEREFORE, in consideration of the said sum so paid by the second party in cash, the receipt whereof is acknowledged, and by the authority vested in said trustee by the laws of the State of Oregon and by said trustee deed, the trustee does hereby convey unto the second party all interest which the grantor had or had the power to convey at the time of grantor's execution of said trust deed, together with any interest the said grantor or grantor's successors in interest acquired after the execution of said trust deed in and to the following described real property, to-wit:

LOT 3, BLOCK 3, MEADOWGLENN, IN THE COUNTY OF KLAMATH, STATE OF OREGON. MORE
COMMONLY KNOWN AS: 3037 CLEARBROOK ST - MALIN, OR 97632

TO HAVE AND TO HOLD the same unto the second party, second party's heirs, successors-in-interest and assigns forever.

In construing this instrument and whenever the context so requires, the singular includes the plural; the word "grantor" includes any successor in interest to the grantor as well as each and all other persons owing an obligation, the performance of which is secured by said trust deed, the word "trustee" includes any successor trustee, the word "beneficiary" includes any successor in interest of the beneficiary first named above, and the word "person" includes corporation and any other legal or commercial entity.

IN WITNESS WHEREOF, the undersigned trustee has hereunto executed this documents; if the undersigned is a corporation, it has caused it's corporate named to be signed and its seal affixed hereto by an officer or another person duly authorized thereunto by order of its Board of Directors.

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 verity approved uses.

* Delete words in parentheses if inapplicable.

DATED: 11-16-01

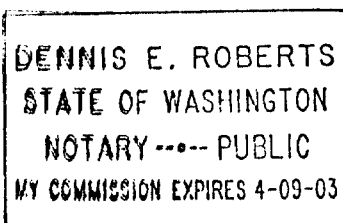
David A. Kubat, OSBA #84265



State of WASHINGTON } ss.
County of KING

On this day personally appeared before me David A. Kubat to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 16th day of November 2001



Dennis E. Roberts
Notary Public in and for the State of WA.
Residing at Seattle
My Commission Expires: 4/09/03