

2009-002416

Klamath County, Oregon



00060978200900024160020026

RECORDING COVER SHEET

PER ORS 205.234

02/18/2009 09:42:23 AM

Fee: \$26.00

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

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

Richard Billin

717 Murphy Road

Medford, OR 97504

541-779-8900

1. NAMES 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 state law or rule federal law or regulation to be recorded including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property".

Affidavit of Publication

2. Grantor(s) as described in ORS 205.160.

Joseph E. Moreno

3. Grantee(s) as described in ORS 205.160.

Southern Oregon Credit Service, Inc.

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.

\$0

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 93.250.

Affidavit of Publication

STATE OF OREGON, COUNTY OF KLAMATH

I, Jeanine P. Day, Business Manager, being first duly sworn, depose and say that I am the principal clerk of the publisher of the Herald and News a newspaper in general circulation, as defined by Chapter 193 ORS, printed and published at Klamath Falls in the aforesaid county and state; that I know from my personal knowledge that the

Legal # 10790

Sheriff's Notice of Sale/So. OR. Credit v Moreno

a printed copy of which is hereto annexed, was published in the entire issue of said newspaper for: (4)
Four

Insertion(s) in the following issues:

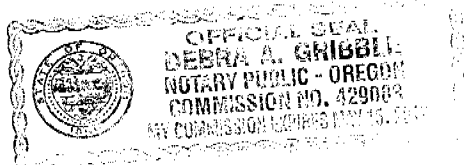
January 4, 11, 18, 25, 2009

Total Cost: \$658.86

Subscribed and sworn by Jeanine P Day
before me on: January 25, 2009

Debra A Gabbie
Notary Public of Oregon

My commission expires May 15, 2012



IN THE CIRCUIT COURT FOR THE STATE OF OREGON FOR THE COUNTY OF KLAMATH

SOUTHERN OREGON CREDIT SERVICE, INC.,
AN OREGON CORPORATION
Plaintiff(s)

vs.
JOSEPH E. MORENO
Defendant(s)
Court No. 98-3027-L3
Sheriff's No. J08-0024

SHERIFF'S NOTICE OF SALE REAL PROPERTY

On 2/3/2009 at 10:00, I will sell at public auction, located at KLAMATH COUNTY SHERIFF'S OFFICE 3300 VAN-
DENBERG ROAD, KLAMATH FALLS, OREGON 97603 to
the highest bidder for cash (NOTE - the plaintiff may bid
up to the judgment amount without presenting cash), the
following described Real Property located in Klamath
County, Oregon, to wit:
THE N 1/2 SW 1/4, SW 1/4 AND THE S 1/2 NW 1/4 SW 1/4
OF SECTION 10 TOWNSHIP 35 SOUTH, RANGE 8 EAST
OF THE WILLAMETTE MERIDIAN, KLAMATH COUN-
TY, OREGON.

BEFORE BIDDING AT THE SALE, A PROSPECTIVE
BIDDER SHOULD INDEPENDENTLY INVESTIGATE:
(A) THE PRIORITY OF THE LIEN OR INTEREST OF
THE JUDGMENT CREDITOR;
(B) LAND USE LAWS AND REGULATIONS APPLICA-
BLE TO THE PROPERTY;
(C) APPROVED USES OF THE PROPERTY;
(D) LIMITS ON FARMING OR FOREST PRACTICES ON
THE PROPERTY;
(E) RIGHTS OF NEIGHBORING PROPERTY OWNERS;
AND
(F) ENVIRONMENTAL LAWS AND REGULATIONS
THAT AFFECT THE PROPERTY.

Said sale is made under a Writ of Execution issued out of
the Circuit Court of the State of Oregon for the County of
Klamath. Writ of Execution dated 8/4/2008.

First Publication Date: 1/4/2009

Last Publication Date: 1/25/2009

Timothy M. Evinger, Sheriff

Klamath County, Oregon

By: Rebecca Dailey, Deputy

NOTE: Sales conducted at the Sheriff's office are handi-
capped accessible. Accommodations will be made for
those with handicaps when sales are held at other loca-
tions, whenever possible. Persons needing materials in an
alternate format or communications access need to con-
tact this office at 541-883-5130 at least 48 hours prior to the
sale. For TDD access, contact the ADA coordinator at
541-883-4296.

#10790 January 4, 11, 18, 25, 2009.