

Klamath County, Oregon



00073531200900130080040045

ORS: 205.234

10/02/2009 03:19:03 PM

Fee: \$57.00

1st 2009

Helvetia Capital Funding LLC
11620 Wilshire Blvd Ste 800
Los Angeles, CA 90025

The date of the instrument attached is 7-20-2009

- 1) NAMES(S) OF THE INSTRUMENT(S) required by ORS 205.234(a)**

Grant Deed in lieu of Foreclosure

- 2) PARTY(IES)/GRANTOR, required by ORS 205.125(1)(b) and ORS 205.160:**

Lingren Kristin

- 3) PARTY(IES)/GRANTEE, required by ORS 205.125(1)(b) and ORS 205.160**

Helvetia Capital Funding LLC

- 4) TRUE and ACTUAL CONSIDERATION (if any), ORS 93.030**

\$ _____

- 5) FULL OR PARTIAL SATISFACTION ORDER or WARRANT FILED IN THE COUNTY CLERK'S LIEN RECORDS, ORS 205.121(1)(c)

- 6) RE-RECORDED to correct: _____
Previously recorded as: _____

** Being rerecorded to Add Legal in 2009 - 12227

452-

2009-012227

Klamath County, Oregon

RECORDING REQUESTED BY:
Escrow Leaders, Inc.

AND WHEN RECORDED MAIL TO:

Helvetica Capital Funding, LLC
11620 Wilshire Blvd., Suite 890
Los Angeles, CA 90025

Order No. 7029-1443267
Escrow No. SJC09-1631-BB
Parcel No. R601281

C-100

00072597200900122270020021

09/14/2009 03:21:50 PM

Fee: \$26.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT DEED IN LIEU OF FORECLOSURE

The undersigned grantor declares:

1. The grantee herein was a foreclosing beneficiary
2. The amount of the unpaid debt together with cost was
3. the amount paid by the grantee over and above the unpaid debt was
4. Said property is in the City of Klamath Falls, Oregon

\$ 259,272.38
\$ 5561.70

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Kristin Kay Lingren

hereby GRANTS to **Helvetica Capital Funding, LLC**

the following described real property in the County of **Klamath**, State of Oregon:

A COMPLETE LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A".

Commonly known as: 8270 Hill Road, Klamath Falls, OR 97603

This Deed is an absolute conveyance, the Grantor having sold said land to the Grantee for a fair and adequate consideration, such consideration, in to that above recited, being full satisfaction of all obligations secured by the Deed of Trust executed by Kristin Kay Lingren to First American Title Insurance Company of Oregon, as Trustee, recorded January 23, 2007 as Instrument No. 2007-1165 of Official Records of Klamath County, Oregon.

Date July 20, 2009

Kristin Kay Lingren
Kristin Kay Lingren

P 26

Mail Tax Statement to: SAME AS ABOVE or Address Noted Below

STATE OF OREGON

COUNTY OF Klamath } S.S.

On July 27th 2009, before me, Deborah Torrie,
a notary public in and for said state, personally appeared Kristin Kay Lingren who proved to me on the basis of
satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and
acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by
his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted,
executed the instrument.

WITNESS my hand and official seal.

Signature Deborah Torrie (Seal)

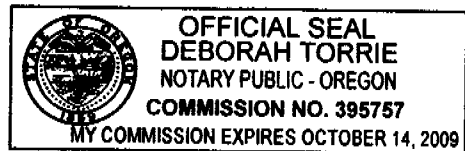


Exhibit "A"

Real property in the County of Klamath, State of Oregon, described as follows:

A tract of land situated in the NE1/4 of Section 28, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin marking the Northeast corner of the NW1/4 NE1/4 of said Section 28; thence South 89° 54'41" East 10.70 feet; thence South 00°19'32" West 1,537.06 feet; and West 30 feet from Northeast corner of the NW1/4 NW1/4 of said Section 28; thence West 402.06 feet to the true point of beginning; thence South 560.05 feet; thence West 233.67 feet to a monument; thence South 40°20'19" West a distance of 241.51 feet to a 5/8 inch iron pin; thence North 744.14 feet; thence East 390.00 feet to the point of beginning.

EXCEPTING THEREFROM a tract of land situated in the NE1/4 of Section 28, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin marking the Northeast corner of the NW1/4 NE1/4 of Section 28; thence South 89°54'41" East 10.70 feet; thence South 00°19'32" West 1537.06 feet; thence West 822.06 feet to the true point of beginning of this description; thence South 744.14 feet; thence North 40°20'19" East 241.51 feet; thence East 25.67 feet; thence North 560.05 feet; thence West 182.00 feet to the true point of beginning.

Tax Parcel Number: R601281