

2012-002818

Klamath County, Oregon



00115399201200028180120128

03/15/2012 03:47:30 PM

Fee: \$97.00

**RECORDING COVER SHEET**

ORS 205.234

This cover sheet has been prepared by the person presenting the attached instrument for recording. Any error in this cover sheet DOES NOT affect the transaction(s) contained in the instrument itself.

Reference - Escrow No. MT92695-KR  
Title Order No. 0092695

Please print or type information.

**1. AFTER RECORDING RETURN TO -**

Required by ORS 205.180(4) & 205.238:

Name: **U.S. Bank Home Mortgage**

Attention: **Laura Weber**

Address: **809 S. 60<sup>th</sup> Street, Suite 210**

City, ST Zip: **West Allis, WI 53214**

**2. TITLE(S) OF THE TRANSACTION(S) -** Required by ORS 205.234(1)(a)

Note: "Transaction" 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. Enter descriptive title for the lien instrument:

**Document Title(s): Manufactured Home Affidavit of Affixation / Manufactured Home Limited Power of Attorney**

**3. DIRECT PARTY / GRANTOR Names and Addresses -** Required by ORS 205.234(1)(b)  
for Mortgages/Liens list Borrower/Debtor

**Jeri M. Murphy, 19415 N Poe Valley Road, Klamath Falls, OR 97603**

**Daniel L. Gettling, 6510 South 6<sup>th</sup> Street, PMB 18, Klamath Falls, OR 97603**

**Jeri M. Gettling, 6510 South 6<sup>th</sup> Street, PMB 18, Klamath Falls, OR 97603**

**4. INDIRECT PARTY / GRANTEE Names and Addresses -** Required by ORS 205.234(1)(b)  
for Mortgages/Liens list Beneficiary/Lender/Creditor

**U.S. Bank National Association, ND, US Bank National Association  
809 S. 60<sup>th</sup> Street, Suite 210  
West Allis, WI 53214**

**5. For an instrument conveying or contracting to convey fee title, the information required by ORS 93.260:  
UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO**

Name: **NO CHANGE**

Address:

City, ST Zip:

**6.**

Return To:  
U.S. Bank Home Mortgage  
809 S. 60<sup>TH</sup> Street, Suite 210  
West Allis, WI 53214  
Attn: Laura Weber

\_\_\_\_\_, 20\_\_\_\_  
Date

\_\_\_\_\_  
Place of Recording

**Tax Parcel No.** 3911-V2000-01100-000

Legal Description is at page \_\_\_\_

\_\_\_\_\_  
Lot      Block      Plat or Section

\_\_\_\_\_  
Township      Range      Quarter/Quarter Section

## MANUFACTURED HOME AFFIDAVIT OF AFFIXATION

**U.S. BANK LOAN # 2200223900**

Jeri M Murphy

Borrower(s)

Being duly sworn, on his or her oath state as follows:

1. Borrower(s) own, or are purchasing, the manufactured home described as follows:

<u>USED</u>	<u>1996</u>	<u>Skyline</u>	<u>N/A</u>
New/Used	Year	Manufacturer's Name	Model Name or Model No.
<u>5391-1049-I</u>			<u>55 L X 41 W</u>
Vehicle Identification Number(s)			Length x Width

2. The Home was built in compliance with the federal Manufactured Home Construction and Safety Standards Act, after June 15, 1976.

3. The Home is or will be located at the following Property Address:

<u>19415 N Poe Valley Rd</u>	<u>Klamath Falls</u>	<u>OREGON</u>	<u>97603</u>
Street or Route	City	State	Zip

ATTENTION COUNTY CLERK: This instrument covers goods that are fixtures on the land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

4. The legal description of the Property Address ("Land") is typed below or please see attached legal description:

"SEE ATTACHED LEGAL DESCRIPTION"

5. The Borrower(s) is the owner of, or is purchasing, the Land and any conveyance or financing of the Home and the Land shall be a single transaction under applicable state law.

6. The Home is anchored to the Land by attachment to a permanent foundation, constructed in accordance with applicable state and local building codes and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty, and permanently connected to appropriate residential utilities (e.g., water, gas, electricity, sewer) ("Permanently Affixed"). The Homeowner intends that the Home be an immovable fixture and a permanent improvement to the Land.

7. The Home shall be assessed and taxed as an improvement to the Land, with the understanding the manufactured home shall not be converted to personal property.

8. This Affidavit is executed by the Borrower(s) pursuant to applicable state law.

9. Borrower(s) and Lender state that it is their intent that the manufactured home be and remain permanently attached to and part of the real property, and that it be regarded as an immovable fixture thereto and not as personal property.

10. If the Home and Land is located in a state that allows for the elimination or surrender of the Vehicle title, and the elimination or surrender process has not already been completed, the Borrower(s) will execute all documentation required under law to convert the property to real estates. If the Home and Land is located in a state that does not require a vehicle title, the Borrower(s) will provide evidence that no vehicle title exists and agrees that they will not create a vehicle title in the future. If the Home and Land is located in a state where you are unable to eliminate or surrender the vehicle title, the Borrower(s) will execute all documentation required under law to insure that the vehicle title ownership is in the Borrower(s) name and U.S. Bank N.A. be shown as the first lien holder

  
JERI M MURPHY

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Printed Name

ATTENTION COUNTY CLERK: This instrument covers goods that are fixtures on the land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

STATE OF Idaho

COUNTY OF Boundary

On the 14<sup>th</sup> day of March in the year 2012 before me, the

Undersigned, a Notary Public in and for said State, personally appeared

Jeri M. Murphy

Personally known to me or proved to me on the basis of satisfactory evidence to be the individual(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 capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

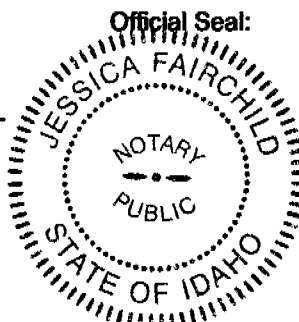
Jessica Fairchild

Notary Signature

Jessica Fairchild

Notary Printed Name

Notary Public; State of Idaho  
Qualified in the County of Boundary  
My Commission Expires: 2/2/2017



"I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law."


\_\_\_\_\_

ATTENTION COUNTY CLERK: This instrument covers goods that are fixtures on the land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

**Lender's Statement of Intent:**

The undersigned ("Lender") intends that the Home be an immovable fixture and a permanent improvement to the Land.

U.S. Bank, National Association

By:   
Authorized Signature

KATHRYN BEAL  
Printed Name

STATE OF OREGON

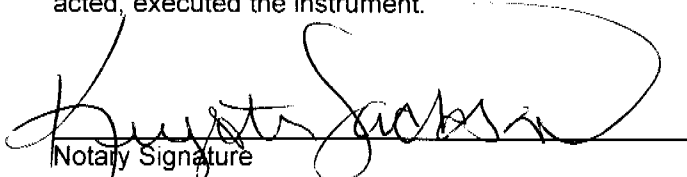
COUNTY OF MULTNOMAH

On the 03/13/2012 before me, the

Undersigned, a Notary Public in and for said State, personally appeared

**KATHRYN BEAL**

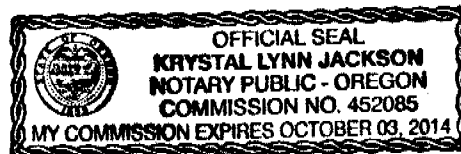
Personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

  
Notary Signature

Official Seal:

Krysti Jackson  
Notary Printed Name

Notary Public; State of Oregon  
Qualified in the County of Multnomah  
My Commission Expires: October 3, 2014



ATTENTION COUNTY CLERK: This instrument covers goods that are fixtures on the land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

LEGAL DESCRIPTION OF SUBJECT PROPERTY

Loan Number 2200223900  
Borrower Name JERI M MURPHY  
Address 658 BLUE SKY ROAD  
  
City, State ZIP Bonners Ferry, ID 83805  
Application Date 01/17/2012  
Loan Amount 135,920.00  
Property Address 19415 N POE VALLEY RD  
  
Prop. City, State ZIP Klamath Falls, OR 97603

---

This Deed of Trust secures a manufactured home described as follows:

See legal description attached hereto and made a part thereof

YEAR/MAKE/MODEL: 1996 / Skyline / N/A  
VIN/SERIAL# 5391-1049-I  
HUD LABEL # ORE316062, ORE316063, ORE316064  
Length/Width: 55 x 41



"WHICH, BY INTENTION OF THE PARTIES, SHALL CONSTITUTE REALTY AND SHALL PASS WITH IT"

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The following described real property situated in the N 1/2 of Section 20, Township 39 South, Range 11 1/2 East of Willamette Meridian, Klamath County, Oregon, also being described as Lot 1 of Parcel No. 2 of Survey 1447, more particularly described as follows:

Beginning at the Northeast corner of said Section 20; thence South 00 degree 41' 55" East along the East line of said Section 20 a distance of 1840.14 feet; thence West 1413.96; thence North 60 degrees 21' 40" West 926.98 feet to the true point of beginning; thence continuing North 60 degrees 21' 40" West 300 feet; thence South 29 degrees 38' 20" West 750 feet; thence South 60 degrees 21' 40" East 300 feet; thence North 29 degrees 38' 20" East 750 feet to the true point of beginning.

Return To:  
U.S. BANK HOME MORTGAGE  
809 S. 60<sup>th</sup> Street, Suite 210  
West Allis, WI 53214  
Attn: Laura Weber

\_\_\_\_\_, 20\_\_\_\_  
Date

\_\_\_\_\_  
Place of Recording

**Tax Parcel No.** 3911-V2000-01100-000

Legal Description is at page \_\_\_\_.

\_\_\_\_\_  
Lot      Block      Plat or Section

\_\_\_\_\_  
Township      Range      Quarter/Quarter Section

### **Manufactured Home Limited Power of Attorney**

KNOW ALL PERSONS BY THESE PRESENTS, that

I (We), Jeri M Murphy (Buyer) and Daniel L Gettling and Deborah L Gettling (Sellers)  
undersigned, of the County of Klamath, State / Commonwealth of OREGON, being the Buyer,  
Seller, or Owner, as applicable, of the following described "**Vehicle**":  
\_\_\_\_\_

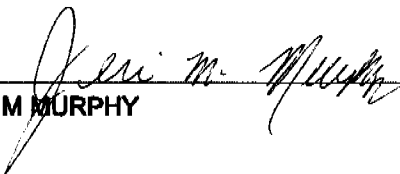
U.S. BANK LOAN # 2200223900

Year: 1996	Make: Skyview	Model: N/A
HUD #'s: ORE316062, ORE316063, ORE316064	VIN(s): 5391-1049-I	

I(we) do hereby make, constitute, and appoint U.S. Bank National Association ND, U.S. Bank National Association, and any of its agents or designees (each an "Attorney-In-Fact") as my(our) true and lawful attorney-in-fact for the limited purpose of preparing, completing, and executing any and all documents, and taking any and all actions necessary or beneficial in connection with the registration, transfer of ownership, re-titling, and the placement and release of a lien of and for the Vehicle.

Specifically, my(our) Attorney-In-Fact is authorized to, without limitation and as applicable to the situation: (i) prepare and execute required affidavits with respect to the representations made herein; (ii) complete and execute any Certificate of Ownership issued by the Department of Transportation, Motor Vehicle Division, or equivalent state or local agency in and for the State/Commonwealth of OR (each a "State Agency"); (iii) apply for a Certificate of Title issued by the State Agency; (iv) transfer ownership of the Vehicle by completing and executing the necessary provisions of the Certificate of Title, including without limitation, signing the mileage disclosure on the Certificate of Title for the Vehicle, only if the disclosure is made as required by federal and/or state law; and (v) completing and executing any documentation necessary for Attorney-In-Fact to place its lien on the Certificate of Title and to release other existing liens encumbering the Certificate of Title. I(we) further grant and give Attorney-In-Fact the full authority and power to do and perform any and all acts necessary or incident to the execution of the powers expressly granted in this instrument.

The recipient of an original or copy (photocopy, facsimile, or otherwise) of this instrument may rely on the provisions contained herein without further inquiry into its authenticity or validity, or confirmation of same from me(us), and will not be held liable by me(us) for their reliance on the same.

  
\_\_\_\_\_  
JERI M MURPHY

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Printed Name

STATE OF Idaho

COUNTY OF Boundary

On the 14<sup>th</sup> day of March in the year 2012 before me,  
the

Undersigned, a Notary Public in and for said State, personally appeared .

Jeri M Murphy

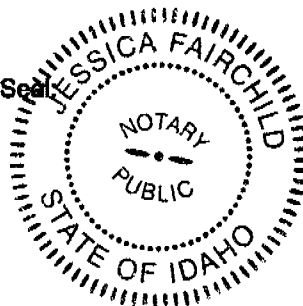
Personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

Jessica Fairchild  
Notary Signature

Jessica Fairchild  
Notary Printed Name

Notary Public; State of Idaho  
Qualified in the County of Boundary  
My Commission Expires: 2/2/2017

Official Seal



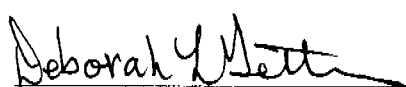

"I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law."

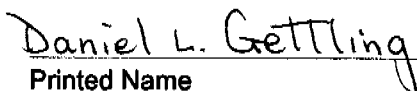
I(we) do hereby make, constitute, and appoint U.S. Bank National Association ND, U.S. Bank National Association, and any of its agents or designees (each an "**Attorney-In-Fact**") as my(our) true and lawful attorney-in-fact for the limited purpose of preparing, completing, and executing any and all documents, and taking any and all actions necessary or beneficial in connection with the registration, transfer of ownership, re-titling, and the placement and release of a lien of and for the Vehicle.

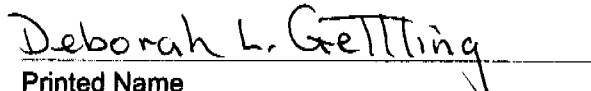
Specifically, my(our) Attorney-In-Fact is authorized to, without limitation and as applicable to the situation: (i) prepare and execute required affidavits with respect to the representations made herein; (ii) complete and execute any Certificate of Ownership issued by the Department of Transportation, Motor Vehicle Division, or equivalent state or local agency in and for the State/Commonwealth of OR (each a "**State Agency**"); (iii) apply for a Certificate of Title issued by the State Agency; (iv) transfer ownership of the Vehicle by completing and executing the necessary provisions of the Certificate of Title, including without limitation, signing the mileage disclosure on the Certificate of Title for the Vehicle, only if the disclosure is made as required by federal and/or state law; and (v) completing and executing any documentation necessary for Attorney-In-Fact to place its lien on the Certificate of Title and to release other existing liens encumbering the Certificate of Title. I(we) further grant and give Attorney-In-Fact the full authority and power to do and perform any and all acts necessary or incident to the execution of the powers expressly granted in this instrument.

The recipient of an original or copy (photocopy, facsimile, or otherwise) of this instrument may rely on the provisions contained herein without further inquiry into its authenticity or validity, or confirmation of same from me(us), and will not be held liable by me(us) for their reliance on the same.

  
Daniel L Gettling

 by   
Deborah L Gettling  
per attorney in fact

  
Printed Name

  
Printed Name

STATE OF Oregon

COUNTY OF Klamath

On the 15<sup>th</sup> day of March in the year 2012 before me,  
the Cherice F. Treasure

Undersigned, a Notary Public in and for said State, personally appeared

Daniel L. Gettling, individually and as attorney in fact for Deborah L. Gettling

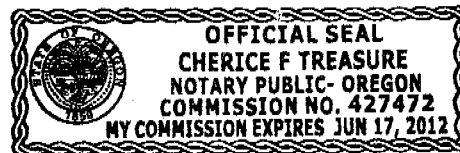
Personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

Cherice F. Treasure  
Notary Signature

Official Seal:

Cherice F. Treasure  
Notary Printed Name

Notary Public; State of Oregon  
Qualified in the County of Klamath  
My Commission Expires: 6/17/2012



"I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law."