

Jefferson State Adjusters

Returned • Counter

2013-000950

Klamath County, Oregon



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01/25/2013 01:02:08 PM

Fee: \$52.00

**RECORDING COVER SHEET**

This cover page has been prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

**AFTER RECORDING RETURN TO:**

Shapiro & Sutherland, LLC  
1499 SE Tech Center Place  
Suite 255  
Vancouver, WA 98683  
S&S File No. 12-110268

Recording requested by: Same

THIS SPACE RESERVED FOR USE BY THE  
COUNTY RECORDING OFFICE

**1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)**

☒ X

Notice of Pendency of Action

HSBC Bank USA, N.A. v. Kathleen Sigler aka Kathleen L Hermann; et al

Klamath County Circuit Court Case #:

**2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160**

HSBC Bank USA, N.A.  
HSBC Bank USA N.A.  
2929 Walden Avenue  
Depew, New York 14043

Shapiro & Sutherland, LLC  
Attorneys for HSBC Bank USA, N.A.  
1499 SE Tech Center Place, Suite 255  
Vancouver, WA 98683

**3) INDIRECT PARTY / GRANTEE(S) ORS 205.125(1)(a) and 205.160**

Kathleen Sigler, 4220 Bryant Ave, Klamath Falls, OR 97603  
Occupants of the Premises, 4220 Bryant Ave, Klamath Falls, OR 97603  
Dale Sigler, 4220 Bryant Ave, Klamath Falls, OR 97603

**4) TRUE AND ACTUAL CONSIDERATION | 5) SEND TAX STATEMENTS TO:**

ORS 93.030(5) – Amount in dollars or other

\$ [ ] Other

**6) SATISFACTION of ORDER or WARRANT | 7) The amount of the monetary**

ORS 205.125(1)(e)

CHECK ONE: FULL

(If applicable) [ ] PARTIAL

obligation imposed by the order  
or warrant. ORS 205.125(1)(c)

\$

**8) If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS**

**205.244:** "RERECORDED AT THE REQUEST OF TO  
CORRECT PREVIOUSLY RECORDED IN BOOK AND PAGE  
OR AS FEE NUMBER"

AFTER RECORDING RETURN TO:  
SHAPIRO & SUTHERLAND, LLC  
1499 SE Tech Center Place, Suite 255  
Vancouver, WA 98683  
S&S No: 12-110268

**NOTICE OF PENDENCY OF AN ACTION**

Pursuant to ORS 93.740, the undersigned states:

1. HSBC Bank USA, N.A., As Plaintiff, has filed an action in the Circuit Court for Klamath County, State of Oregon.

2. The Defendants are: Kathleen Sigler aka Kathleen L Hermann; Dale Sigler; Other Persons or Parties, including Occupants, Unknown Claiming Any Right, Title, Lien, Or Interest in the Property Described in the Complaint Herein

3. The description of the real property to be affected is:

See Legal Description attached and incorporated hereto as Exhibit A

4. The object of the action is to foreclose a Deed of Trust dated September 5, 2008, recorded September 9, 2008 in Instrument No. 2008-012628 in Klamath County, Oregon.

Dated this 11<sup>th</sup> day of January, 2013

By: [Signature]

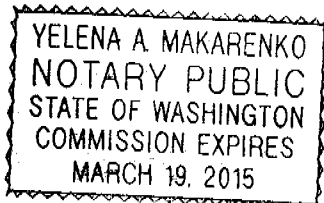
☐ James A. Craft #090146 [jcraft@logs.com]  
☐ Kelly D. Sutherland #87357 [ksutherland@logs.com]  
☐ Cara J. Richter #094855 [crichter@logs.com]  
☐ Holger Uhl #950143 [huhl@logs.com]  
☒ Kara Cogswell #113566 [kcogswell@logs.com]  
of SHAPIRO & SUTHERLAND, LLC  
Attorneys for Plaintiff,  
1499 SE Tech Center Place, Suite 255  
Vancouver, WA 98683  
(360)260-2253; Fax (360)260-2285

STATE OF WASHINGTON )

)ss

Clark County )

The foregoing 3 page instrument was acknowledged before me this 11<sup>th</sup> day of January 2013, by Kara Cogswell Attorney for Plaintiff



Yelena A. Makarenko  
Notary Public of Washington  
My Commission Expires: 03-19-15

BEGINNING AT THE NORTHEAST CORNER OF LOT 12, BLOCK 3, PLEASANT VIEW TRACTS, AND RUNNING THENCE WEST ALONG THE NORTH LINE OF SAID LOT A DISTANCE OF 113.0 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 95.0 FEET; THENCE WEST, ALONG THE SOUTH LINE OF LOT 12 AND 13, A DISTANCE OF 103.0 FEET, MORE OR LESS TO THE EASTERLY LINE OF THE EXISTING DRAIN DITCH; THENCE NORTHEASTERLY ALONG THE EASTERLY LINE OF SAID DRAIN DITCH TO WHERE SAID DITCH INTERSECTS THE NORTH LINE OF LOT 13, THENCE EAST 97.0 FEET TO THE POINT OF BEGINNING.