

Jefferson State Adjusters

Return to Counter

2013-001226

Klamath County, Oregon



00130785201300012260040042

02/01/2013 03:46:59 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. 12-110920

Recording requested by: Same

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

☒ X

Notice of Pendency of Action

Nationstar Mortgage LLC v. Kolby A. Vashaw; et al

Klamath County Circuit Court Case #:

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

Nationstar Mortgage LLC
Nationstar Mortgage, LLC
350 Highland Dr.
Lewisville, Texas 75067

Shapiro & Sutherland, LLC
Attorneys for Nationstar Mortgage LLC
1499 SE Tech Center Place, Suite 255
Vancouver, WA 98683

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

Occupants of the Premises, 905 N 4th Street, Klamath Falls, OR 97601

Kolby Vashaw, 905 N 4th Street, Klamath Falls, OR 97601

Portfolio Recovery Associates, L.L.C. dba Portfolio Recovery Associates, R/A: National Registered Agents, Inc., 325 13th Street NE, Ste 501, Salem, OR 97301

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: 12-110920

NOTICE OF PENDENCY OF AN ACTION

Pursuant to ORS 93.740, the undersigned states:

1. Nationstar Mortgage LLC, As Plaintiff, has filed an action in the Circuit Court for Klamath County, State of Oregon.

2. The Defendants are: Kolby A. Vashaw; Portfolio Recovery Associates, LLC dba Portfolio Recovery Associates; 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 "1"

4. The object of the action is to foreclose a Deed of Trust dated July 28, 2006, recorded July 31, 2006 in Book M06, Page 15403 in Klamath County, Oregon.

Dated this 24th day of January, 2013

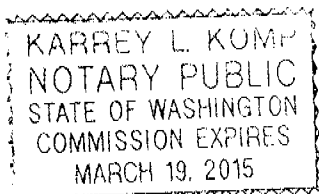
By: [Signature]

[] James A. Craft #090146 [jcraft@logs.com]
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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 2 page instrument was acknowledged before me this 24th day of January 2013, by Kara Cogswell, Attorney for Plaintiff

[Signature]
Notary Public of Washington
My Commission Expires: 3-19-2015



LEGAL DESCRIPTION

Beginning at the most Southerly corner of Lot 6, Block 12 of First Addition to the City of Klamath Falls, Oregon; thence Northeasterly along the Northerly line of Roosevelt Street 106.4 feet to the most Easterly corner of Lot 7, in said Block 12; thence Northwesterly at right angles to Roosevelt Street along the line between Lots 7 and 8 of said Block 12, 55 feet; thence Southwesterly parallel with Roosevelt Street 106.4 feet to the Southerly line of Lot 6 and Easterly line of 4th Street; thence along the Southerly line of Lot 6 and the Easterly line of 4th Street, 55 feet to the point of beginning; being a part of Lots 6 and 7, Block 12, FIRST ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: [REDACTED]

Key No: [REDACTED]