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03/21/2013 03:25:48 PM

Fee: \$52.00

Jefferson State Adjusted

Returned to Courthouse

1 After Recording Return To:  
MALCOLM ♦ CISNEROS, A Law Corporation  
2 2112 Business Center Drive, Second Floor  
Irvine, California 92612

3 Mail Tax Statement to:  
MALCOLM ♦ CISNEROS, A Law Corporation  
4 2112 Business Center Drive, Second Floor  
Irvine, California 92612  
5 Consideration: \$209,398.65

11 **IN THE CIRCUIT COURT OF THE STATE OF OREGON**  
12 **FOR THE COUNTY OF KLAMATH**

14 **BANK OF AMERICA, N.A.,**  
15 **Plaintiff,**

16 **vs.**

17 **PATSY J. SIMMS, an individual; and all**  
18 **other persons or parties unknown claiming**  
19 **any legal or equitable right, title, estate, lien,**  
20 **or interest in the real property described in the**  
21 **complaint herein, adverse to Plaintiff's title,**  
22 **or any cloud on Plaintiff's title to the**  
23 **Property, collectively designated as DOES 1**  
24 **through 50, inclusive.**

25 **Defendants.**

**CASE NUMBER: 1301073 CV**

**NOTICE OF PENDENCY OF AN ACTION**

25 **NOTICE IS HEREBY GIVEN** that, pursuant to ORS 93.740, the undersigned states that  
26 the above-entitled action concerning and affecting real property as described below was commenced  
27 in the above-named Court by BANK OF AMERICA, N.A., against PATSY J. SIMMS. The action is  
28 now pending in the above-named Court.

1 The action affects title to the real property situated in Klamath County, Oregon, commonly  
2 known as 3740 SUMMERS LANE, KLAMATH FALLS, OREGON 97603, and legally described as  
3 follows:

4 **SEE EXHIBIT 1**

5 Plaintiff's Complaint seeks judicial foreclosure of the written Note dated December 6, 2007,  
6 secured by a Deed of Trust of same date and recorded in Official Records of the Klamath County  
7 Recorder's Office on December 10, 2007, as Recording Number 2007-020659.

8 DATED: ~~February~~ 1, 2013  
9 March

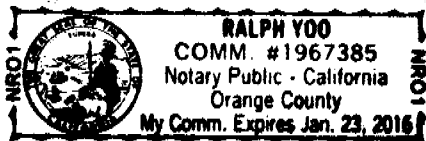
Respectfully Submitted,  
MALCOLM ♦ CISNEROS, A Law Corporation

10 By: *R. J. Bayless*  
11 Richard J. Bayless, OSB #101826  
12 Nathan F. Smith, OSB #120112  
13 Attorneys for Plaintiff  
14 MALCOLM ♦ CISNEROS, A Law Corporation  
15 2112 Business Center Drive, Second Floor  
16 Irvine, California 92612  
17 (949) 252-9400 (TELEPHONE)  
18 (949) 252-1032 (FACSIMILE)

19 State of California )  
20 ) ss  
21 County of Orange )

22 Subscribed and Sworn (or affirmed) to before me on this 1st day of March, 2013  
23 by Richard J. Bayless who is personally known to me.

24 By: *Ralph Yoo*  
25 NOTARY PUBLIC in and for the State of California  
26 My appointment expires on Jan 23, 2016



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**EXHIBIT 1**

A parcel of land situated in the SE 1/4 of the NE 1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin which lies on the Westerly right of way line of Summers Lane South  $88^{\circ} 44'$  West a distance of 30 feet and North  $1^{\circ} 12'$  West a distance of 5.5 feet from the iron axle which marks the quarter section corner common to Sections 10 and 11, Township 39 South, Range 9 East of the Willamette Meridian, and running thence South  $88^{\circ} 44'$  West a distance of 367 feet to an iron pin which lies on the Easterly right of way line of U.S.R.S. Lateral F-7; thence North  $1^{\circ} 26'$  West along the Easterly right of way line of Lateral F-7, a distance of 75 feet to an iron pin; thence North  $88^{\circ} 44'$  East a distance of 367.3 feet to an iron pin which lies on the Westerly right of way line of Summers Lane; thence South  $1^{\circ} 12'$  East along the Westerly right of way line of Summers Lane a distance of 75 feet, more or less, to the point of beginning.

CODE 041 MAP 3909-010AD TL 02400 KEY #542005

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