

2013-003508

Klamath County, Oregon



00133703201300035080040044

04/02/2013 03:02:18 PM

Fee: \$57.00

**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. 12-111211

Recording requested by: Same

THIS INSTRUMENT IS FILED FOR RECORDING ON \_\_\_\_\_

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



Notice of Pendency of Action

Nationstar Mortgage LLC v. Maria S. Ramirez; et al

Klamath County Circuit Court Case #:

1301159CV

**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/unknown parties, 2126 Greensprings Drive, Klamath Falls, OR 97601

Maria S. Ramirez aka Maria Ramirez aka Maria Socorra Ramirez aka Maria M. Ramirez aka Maria Ramirez de Morales aka Maria D. Ramirez de Morales, 2022 Abilene Avenue, Klamath Falls, OR 97601

Citifinancial, Inc., R/A: C T Corporation System, 388 State Street, Suite 420, Salem, OR 97301

State of Oregon, c/o Attorney General, 1162 Court Street NE, Salem, OR 97301

Atlantic Credit & Finance, Inc., R/A: Lexis Document Services Inc., 285 Liberty Street NE, Salem, OR 97301

Klamath County, c/o: County Counsel, Dave Groff, 305 Main Street, Klamath Falls, OR 97601

Carter-Jones Collection Service, Inc., R/A: Kent Pederson, 1143 Pine Street, Klamath Falls, OR 97601

**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: 12-111211

**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: Maria S. Ramirez; Citifinancial, Inc.; State of Oregon; Atlantic Credit & Finance, Inc.; Klamath County; Carter-Jones Collection Service, Inc.; 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:

Lot 4, Block 3, RIVERVIEW according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

4. The object of the action is to foreclose a Deed of Trust dated September 30, 2005, recorded October 7, 2005 in Instrument No. M05-66055 and rerecorded on January 3, 2007, in Instrument No. 2007-000079 in Klamath County, Oregon.

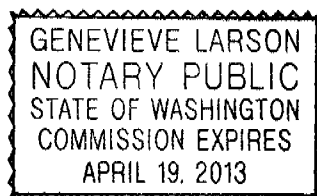
Dated this 13 day of March, 2013

By: \_\_\_\_\_

☒ James A. Craft #090146 [jcraft@logs.com]  
☐ Kelly D. Sutherland #87357 [ksutherland@logs.com]  
☐ Cara J. Richter #094855 [erichter@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 2 page instrument was acknowledged before me this 13<sup>th</sup> day of March 2013, by James A. Craft.



Genevieve Larson  
Notary Public of Washington  
My Commission Expires: 4/19/2013