

2013-007064

Klamath County, Oregon



00138039201300070640030031

06/21/2013 09:20:42 AM

Fee: \$47.00

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. 12-111140

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)☒

Notice of Pendency of Action

Beneficial Oregon Inc. v. et al

Klamath County Circuit Court Case #: 1302295CV**2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160**

Beneficial Oregon Inc.
HSBC Consumer Lending Mortgage Servicing
636 Grand Regency Blvd
Brandon, Florida 33510

Shapiro & Sutherland, LLC
Attorneys for Beneficial Oregon Inc.
1499 SE Tech Center Place, Suite 255
Vancouver, WA 98683

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

Margaret I. Pitts, 9380 N. Langur Place, Tucson, AZ 85742
Occupants/Unknown Parties, 1405 Worden Avenue, 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: 12-111140

NOTICE OF PENDENCY OF AN ACTION

Pursuant to ORS 93.740, the undersigned states:

1. Beneficial Oregon Inc., As Plaintiff, has filed an action in the Circuit Court for Klamath County, State of Oregon.

2. The Defendants are: Margaret I. Pitts; 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:

THE WEST 63.2 FEET OF LOT 6, BLOCK 6, FAIRVIEW ADDITION, 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 March 9, 2005, recorded March 15, 2005 in Book M05, Page 16904 in Klamath County, Oregon.

Dated this 13th day of June, 2013

By: [Signature]

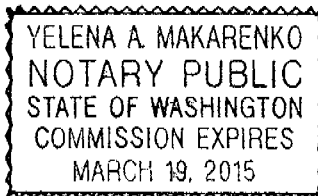
[] James A. Craft #090146 [jcraft@logs.com]
[] Kelly D. Sutherland #87357 [ksutherland@logs.com]
[] Cara J. Richter #094855 [crichter@logs.com]
[] Holger Uhl #950143 [huhl@logs.com]
☒ Kara Cogswell #113566 [kcogswell@logs.com]
of SHAPIRO & SUTHERLAND, LLC
Attorneys for Plaintiff,
1499 SE Tech Center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

STATE OF WASHINGTON)

)ss

Clark County)

The foregoing 1 page instrument was acknowledged before me this 13th day of June 2013, by Kara Cogswell Attorney for Plaintiff



[Signature]
Notary Public of Washington
My Commission Expires: 03-19-15