

2013-007335

Klamath County, Oregon



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06/27/2013 10:02:46 AM

Fee: \$52.00

**RECORDING COVER SHEET**

(Per ORS 205.234 or ORS 205.244)

This cover sheet has been prepared by the person presenting the attached instrument for recording. Any errors in this cover sheet do not effect the transaction (s) contained in the instrument itself

This space reserved for use by the County Recording Office

**After recording return to:**

Robinson Tait, P.S.  
710 2<sup>nd</sup> Avenue, Suite 710  
Seattle, WA 98104  
(206) 676-9640

1. Title(s) of Transaction(s) ORS 205.234(a) NOTICE OF PENDENCY OF ACTION

2. Direct Parties and addresses ORS 205.125(1)(a) and ORS 205.160

HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR FREMONT HOME LOAN TRUST 2003-A, ASSET BACKED CERTIFICATES, SERIES 2003-A
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3. Indirect party/Grantee(s) and address ORS 205.125(1)(a) and ORS 205.160 N/A

TIMOTHY R. HOLTSCLOW
OREGON AFFORDABLE HOUSING ASSISTANCE CORPORATION
PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN

4. Trustee Address: (If required): N/A

5. True and Actual Consideration ORS 93.030 N/A

6. Send Tax Statements to: N/A

7. 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 \_\_\_\_\_"

Craig A. Peterson, OSB #120365  
Zachary Bryant, OSB #113409  
Brandon Smith, OSB #124584  
Robinson Tait, P.S.  
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Seattle WA 98104  
Phone: (206) 676-9640  
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Email: [bsmith@robinsontait.com](mailto:bsmith@robinsontait.com)

CIRCUIT COURT OF OREGON FOR KLAMATH COUNTY

HSBC BANK USA, NATIONAL  
ASSOCIATION, AS TRUSTEE FOR  
FREMONT HOME LOAN TRUST 2003-A,  
ASSET BACKED CERTIFICATES, SERIES  
2003-A,

Plaintiff,

v.

TIMOTHY R. HOLTSCLAW; OREGON  
AFFORDABLE HOUSING ASSISTANCE  
CORPORATION; PERSONS OR PARTIES  
UNKNOWN CLAIMING ANY RIGHT,  
TITLE, LIEN OR INTEREST IN THE  
PROPERTY DESCRIBED IN THE  
COMPLAINT HEREIN,

Defendant(s)

NO. 1302237CV

NOTICE OF PENDENCY OF AN ACTION

PURSUANT to ORS 93.740 the undersigned states:

1. As plaintiff, HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR  
FREMONT HOME LOAN TRUST 2003-A, ASSET BACKED CERTIFICATES, SERIES 2003-A,  
has filed an action in the Circuit Court of Oregon for Klamath County.

2. Defendants are TIMOTHY R. HOLTSCLAW; OREGON AFFORDABLE HOUSING ASSISTANCE CORPORATION; PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT HEREIN

3. The object of the action is to foreclose that certain Deed of Trust recorded on May 2, 2003, under Klamath recording number VOL M03, PAGE 29255-75, Oregon.


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

LEGAL DESCRIPTION ATTACHED HERETO AS **EXHIBIT A.**

IN WITNESS WHEREOF, the undersigned has executed this instrument this 4 day of June, 2013.



Brandon Smith, OSB #124584  
Robinson Tait, P.S.  
Attorneys for Plaintiff

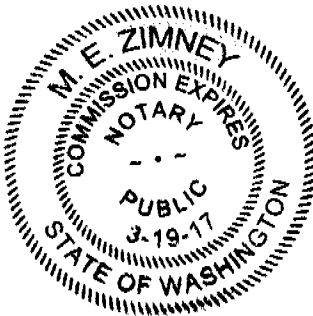
  
OSB #120365

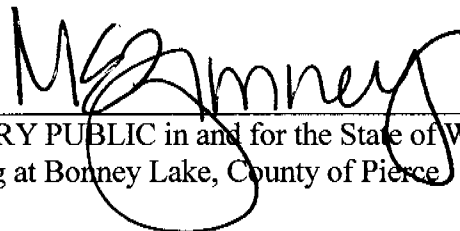
State of Washington )

County of King )

The foregoing instrument was acknowledged before me this 4 day of June, 2013 by ~~Brandon Smith.~~







NOTARY PUBLIC in and for the State of Washington,  
residing at Bonney Lake, County of Pierce

M. E. Zimney  
(printed or typed name)

My appointment expires March 19, 2017

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The S1/2 of the North acre of Lot 65, FAIR ACRES SUBDIVISION #1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

Beginning at a point in the East line of said Lot 65, 65.75 feet South of the Northeast corner of said Lot; thence West, parallel with the North line of said Lot, 331.0 feet to the West line of said Lot; thence South, along the West line of said Lot, a distance of 65.75 feet; thence East, parallel with the North line of said lot, a distance of 331.0 feet to the East line of said Lot; thence North, along the East line of said lot, 65.75 feet to the point of beginning. LESS AND EXCEPTING THEREFROM the West 5.0 feet thereof heretofore deeded to Klamath County for the widening of Homedale Road.