

2013-012370

Klamath County, Oregon

11/04/2013 01:38:13 PM

Fee: \$47.00

After Recording Return to:
Glogowski Law Firm, PLLC
Smith Tower, 26th Floor
506 2nd Ave
Seattle, WA 98104

Title of the Instrument: Sheriff's Deed

Reference numbers of the documents: Vol. M02, Page 59744

Grantor: Klamath County Sheriff's Office
3300 Vandenberg Road
Klamath Falls, OR 97603

Grantee: Wells Fargo Bank NA as trustee on behalf of Green Tree 2008-MH1,
33600 6th Ave S Ste 220
Federal Way, WA 98003

Assessor's Tax Parcel Number: R220656

Legal Description: Lots 15 and 16 in Block 5 of Chiloquin Drive Addition, according to the official plat thereof on file in the office of the county clerk of Klamath County, Oregon

SHERIFF'S DEED

Grantor:

KLAMATH COUNTY SHERIFF'S OFFICE
3300 VANDENBERG ROAD
KLAMATH FALLS, OR 97603

Grantee:

**Wells Fargo Bank NA as Trustee on Behalf
of Green Tree 2008-MH1**

After recording return to:

**Glogowski Law Firm, PLLC
Smith Tower, 26th Floor
506 2nd Ave
Seattle, WA 98104**

SPACE RESERVED
FOR
RECORDER'S USE

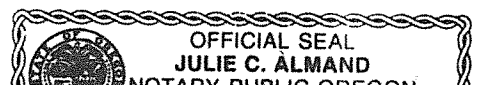
Until requested otherwise send all tax
statements to:

**Wells Fargo Bank NA as Trustee on Behalf
of Green Tree 2008-MH1
c/o Glogowski Law Firm, PLLC
Smith Tower, 26th Floor
506 2nd Ave
Seattle, WA 98104**

THIS INDENTURE, Made this 10/30/2013, by and between Frank Skrah, Sheriff of Klamath County, Oregon, hereinafter called the grantor, and Wells Fargo Bank NA as trustee on behalf of Green Tree 2008-MH1, hereinafter called the grantee; WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 1202833CV, in which Wells Fargo Bank NA as trustee on behalf of Green Tree 2008-MH1 was plaintiff(s) and Tim R. Wilson and Jane Doe Wilson, et al was defendant(s), in which a Writ of Execution of Real Property: Foreclosure, which was issued on 1/28/2013, directing the sale of that real property, pursuant to which, on 4/22/13 the real property was sold, subject to redemption, in the manner provided by law, for the sum of \$49,140.75, to Wells Fargo Bank NA as trustee on Behalf of Green Tree 2008-MH1, who was the highest and best bidder, that sum being the highest and best sum bid therefore. At the time of the sale, the purchaser paid the amount bid for the property to the grantor or grantor's predecessor in office. After Grantor received funds in the amount bid at the sale, a certificate of sale, as required by law, was duly executed and delivered to the purchaser.

The real property has not been redeemed from the sale, and the time for so doing has now expired. The grantee herein is the owner and holder of the Certificate of Sale and has delivered the certificate to grantor.



NOW, THEREFORE, by virtue of said Writ of Execution, and in consideration of the sum paid for the real property at the sale, the grantor has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey unto the grantee, grantee's heirs, successors, and assigns, that certain real property situated in Klamath County, Oregon, described as follows, to-wit:

LOTS 15 AND 16 IN BLOCK 5 OF CHILOQUIN DRIVE ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON AND COMMONLY KNOWN AS 513 S PARK AVE, CHILOQUIN, OREGON 97624.

Together with all of the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and all of the interest of the defendant(s) (and each of them) in and to the real property;

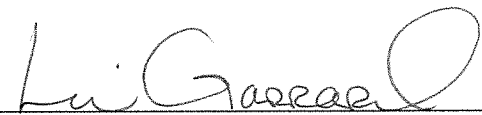
TO HAVE AND TO HOLD the same unto the grantee and grantee's heirs, successors, and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$30.00.

IN WITNESS WHEREOF, the grantor has executed this instrument.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

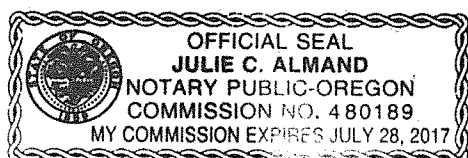
Frank Skrah, Sheriff of Klamath County, Oregon

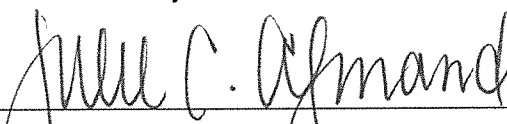

Deputy Lori Garrard

STATE OF OREGON)
) ss
County of Klamath)

This instrument was acknowledged before me on 10/30/13,

by Lori Garrard, Deputy for Frank Skrah, as Sheriff of Klamath County.




Notary Public for the State of Oregon
My commission expires: 07/28/17
