

157 2124741

2013-013591

Klamath County, Oregon

12/10/2013 01:28:58 PM

Fee: \$57.00

RECORDING COVER SHEET

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON REPRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

After Recording Return To:

**Valerie A Tomasi [EAD]
Tomasi Salyer Baroway
121 SW Morrison, Suite 1850
Portland, OR 97204-3136**

1. Title(s) of the Transaction(s) ORS 205.234(a):

**Affidavit of Compliance
Affidavit of Mailing Foreclosure Avoidance Measure Notice**

2. Direct Party/Grantor(s) and address ORS 205.125(1)(b) and ORS 205.160:

Valerie A Tomasi

3. Indirect Party/Grantee(s) and address ORS 205.125(1)(a) and ORS 205.160:

David G Epling and John E Haggard

4. Send Tax Statements To:

No Change

5. True and Actual Consideration:

N/A

6. Deed Reference:

2009/000366

F.
57.00

1st 2124741

AFTER RECORDING, RETURN TO:
Valerie A. Tomasi [EAD]
Tomasi Salyer Baroway
121 SW Morrison, Suite 1850
Portland, OR 97204-3136

AFFIDAVIT OF COMPLIANCE
with Oregon Laws 2013, chapter 304, section 9
amending Oregon Laws 2012, chapter 112, section 4a

Grantor:	David G. Epling and John E. Haggard
Beneficiary:	SOFCU Community Credit Union nka First Community Credit Union
Successor Trustee:	Valerie A. Tomasi
Property Address:	29441 Easy Street, Klamath Falls, OR 97603
Instrument/Recording No./ Date or Legal Description	Trust Deed recorded on January 13, 2009 as Document No. 2009-000366

I, Valerie A. Tomasi, being first duly sworn, hereby depose and say that:

(1) I am the attorney for SOFCU Community Credit Union which is now known as First Community Credit Union, who is the beneficiary in the above referenced foreclosure.

(2) To the best of my knowledge, the beneficiary and the trustee as of this date are the beneficiary and trustee named above.

(3) On the date shown and in the manner described on the attached proof of mailing, I caused to be mailed to the grantor written notice that explains in plain language that:

- ☒ the grantor is not eligible for any foreclosure avoidance measure; or
☐ the grantor has not complied with the terms of a foreclosure avoidance measure to which the grantor and beneficiary had agreed.

(4) On the same date, I caused a copy of the same notice to be mailed to the Oregon Department of Justice.

(5) By reason of the above, the beneficiary has complied with the requirements of subsection (1) of Oregon Laws 2013, chapter 304, section 9.

Valerie A. Tomasi

Valerie A. Tomasi

State of Oregon)
) ss.
County of Multnomah)

Signed and sworn to (or affirmed) before me this 9 day of December, 2013 by Valerie A. Tomasi.



[Signature]

Notary Public - State of Oregon

After Recording Return To:

Valerie A. Tomasi [EAD]
Tomasi Salyer Baroway
121 SW Morrison, Suite 1850
Portland, OR 97204

AFFIDAVIT OF MAILING FORECLOSURE AVOIDANCE MEASURE NOTICE

STATE OF OREGON)
) ss
County of Multnomah)

I, Bianca Pahl, Receptionist at Tomasi Salyer Baroway, being first duly sworn, depose, say and certify that:

At all times mentioned herein, I was and now am a resident of the State of Oregon, a competent person over the age of eighteen years, and not the beneficiary or the beneficiary's successor in interest named in the attached original Foreclosure Avoidance Measure Notice.

I gave notice of the Lender's determination by mailing copies thereof by both first class and certified mail with return receipt requested to each of the following named persons (or their legal representatives, where so indicated) at their respective last known addresses, to-wit:

John E. Haggard
29441 Easy Street
Klamath Falls, OR 97603

John E. Haggard
68130 Concepcion Rd.
Cathedral City, CA 92234

David G. Epling
c/o Lisa Murray, Personal Representative
of the Estate of David G. Epling
10044 Westbrook Dr.
Klamath Falls, OR 97603

Each of the notices so mailed was a copy of the original Foreclosure Avoidance Measure Notice. Each such copy was mailed in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States Post Office at Portland, Oregon, on August 8, 2013. With respect to each person listed above, one such notice was mailed by first class mail to the address indicated, and another such notice was mailed by certified mail with return receipt requested. Each such notice was mailed no later than 10 days after the Beneficiary made said determination by recording a Notice of Default and Election to Sell in the county records.

Also, on the same date, I gave notice of the Beneficiary's determination by mailing a copy thereof by first class mail to the following named person at their last known address, to-wit:

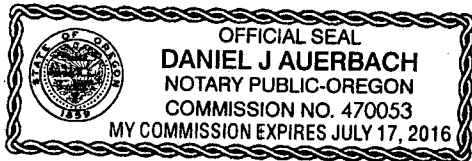
Attorney General of Oregon
Oregon Dept. of Justice
1162 Court Street NE
Salem, OR 97301-4096

The notice so mailed was a copy of the original Foreclosure Avoidance Measure Notice. Each such copy was mailed in a sealed envelope, with postage thereon fully prepaid, and was deposited by me in the United States Post Office at Portland, Oregon. Each such notice was mailed no later than 10 days after the Beneficiary made said determination by recording a Notice of Default and Election to Sell in the county records.



Bianca Pahl, Receptionist

SUBSCRIBED AND SWORN to before me this 8 day of August, 2013.


Notary Public – State of Oregon