



2014-000179

Klamath County, Oregon

01/09/2014 11:34:55 AM

Fee: \$57.00

RECORDING COVER SHEET

This cover sheet was 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. 10-105227

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

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



Sheriff's Deed

2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160

Klamath County Sheriff

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

DEUTSCHE BANK NATIONAL
TRUST COMPANY,
c/o Ocwen Loan Servicing, LLC
1661 Worthington Road, Suite 100
P.O. Box 24737
West Palm Beach, Florida 33409

4) TRUE AND ACTUAL CONSIDERATION | 5) SEND TAX STATEMENTS TO:

ORS 93.030(5) – Amount in dollars or other

Ocwen Loan Servicing, LLC

\$58,000.00 Other

1661 Worthington Road, Suite 100, P.O. Box 24737

West Palm Beach, Florida 33409

6) SATISFACTION of ORDER or WARRANT | 7) The amount of the monetary

ORS 205.125(1)(e)

obligation imposed by the order

CHECK ONE: FULL

or warrant. ORS 205.125(1)(c)

(If applicable) PARTIAL

| \$

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 _____."**

5700

SHERIFF'S DEED

Grantor:

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

Grantee:

**Deutsche Bank National Trust Company,
As Trustee for the registered holders of
Saxon Asset Securities Trust 2006-2
Mortgage Loan Asset Backed Certificates,
Series 2006-2**

After recording return to:

**Shapiro & Sutherland, LLC
1499 SE Tech Center Place, Suite 255
Vancouver, WA 97683**

SPACE RESERVED
FOR
RECORDER'S USE

Until requested otherwise send all tax statements to:

**Ocwen Loan Servicing, LLC
1661 Worthington Road, Suite 100
PO Box 24737
West Palm Beach, FL 33409**

AMERITITLE has recorded this
instrument by request as an accomodation only,
and has not examined it for regularity and sufficiency
or as to its effect upon the title to any real property
that may be described therein.

THIS INDENTURE, Made this 12/23/13, by and between Klamath County, Sheriff of Klamath County, Oregon, hereinafter called the grantor, and Deutsche Bank National Trust Company, As Trustee for the registered holders of Saxon Asset Securities Trust 2006-2 Mortgage Loan Asset Backed Certificates, Series 2006-2, hereinafter called the grantee; WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 1200188CV, in which Deutsche Bank National Trust Company, As Trustee for the registered holders of Saxon Asset Securities Trust 2006-2 Mortgage Loan Asset Backed Certificates, Series 2006-2 was plaintiff(s) and Kelly D. Tallent; United States of America; and Occupants of the Premises was defendant(s), in which a Writ of Execution, which was issued on 04/15/2013, directing the sale of that real property, pursuant to which, on 6/12/2013 the real property was sold, subject to redemption, in the manner provided by law, for the sum of \$58,000.00, to Deutsche Bank National Trust Company, As Trustee for the registered holders of Saxon Asset Securities Trust 2006-2 Mortgage Loan Asset Backed Certificates, Series 2006-2, 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:

A tract of land in the SE1/4 NW1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at a point 30 feet Westerly from the center line of Wiard Street (Miller Lane) and 495 feet Northerly from the Southerly line of the right of way of the Dalles-California Highway, and which point of beginning also lies South 88° 59' West a distance of 50.4 feet along the Southerly line of the NW 1/4 of said Section 2, and North 0° 58' West a distance of 495 feet from the iron pin in the pavement of the Dalles-California Highway which marks the center of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, and running thence South

88° 59' West parallel to the Southerly line of NW1/4 of said Section 2, a distance of 133.8 feet, more or less, to a point on the Easterly line of the tract heretofore deeded to C. V. Holmes and Lucille Holmes and recorded on Page 571 of Book 67 of Deed Records of Klamath County, Oregon; thence North 0° 34' West along the Easterly boundary of said Holmes Tract mentioned above a distance of 65 feet to a point; thence North 88° 59' East parallel to the Southerly line of the NW1/4 of said Section 2, a distance of 133.3 feet to a point which lies on the Westerly right of way line of Wiard Street (Miller Lane) and is 30 feet Westerly from the center line of said Wiard Street (Miller Lane); thence South 0° 59' East along said Westerly right of the line of Wiard Street (Miller Lane) a distance of 65 feet, more or less, to the point of beginning.

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.

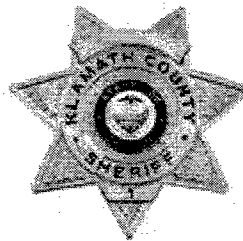
The true and actual consideration paid for this Sheriff's Deed, stated in terms of dollars, is \$30.00.

IN WITNESS WHEREOF, the grantor has executed this instrument.

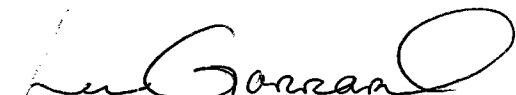
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 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

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OFFICIAL SEAL  
JULIE C. ALMAN  
OTARY PUBLIC-OR  
OMMISSION NO. 41  
MISSION EXPIRES JU  
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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.

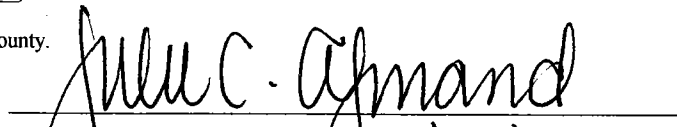


FRANK SKRAH, Sheriff of Klamath County, Oregon


Deputy Lori Garrard

STATE OF OREGON)
) ss
County of Klamath)

This instrument was acknowledged before me on 12/23/13
by Lori Garrard, Deputy for Frank Skrah, as Sheriff of Klamath County.


Notary Public for the State of Oregon
My commission expires 7/28/2017

