

187 1864270

2014-007113

Klamath County, Oregon

07/07/2014 11:15:16 AM

Fee: \$87.00

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:

**RCO Legal PC
Attn: Stephanie Schilling
511 SW 10th Ave, Ste 400
Portland, OR 97205**

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

Assignment of Certificate of Sale

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

Wells Fargo Bank NA

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

Federal National Mortgage Association

4. Send Tax Statements To:

**Wells Fargo Bank NA
3476 Stateview Blvd
Fort Mill, South Carolina 29715**

5. True and Actual Consideration:

10.00

6. Deed Reference:

2007-016793

F.
67.00

After recording please return to:
RCO Legal, P.C.
ATTN: Stephanie Schilling
511 SW 10th Ave., Ste. 400
Portland, OR 97205
Ref: 7023.58553

Tax Statements to Be Sent to:
Wells Fargo Bank, N.A.
3476 Stateview Blvd.
Fort Mill, South Carolina 29715

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ASSIGNMENT OF CERTIFICATE OF SALE

Recitals: Wells Fargo Bank, N.A., (herein the "Assignor") is the plaintiff in the judicial foreclosure action entitled Wells Fargo Bank, N.A. v. Matthew J. O'Connor; Lawna L. O'Connor; and Occupants of the Premises, Klamath County Circuit Court Case No. 1203679CV. The Deed of Trust subject to the foreclosure is of record in the Klamath County Auditor's File No. 2007-016793. The judgment of foreclosure was entered into the court's register on January 31, 2013, and the Writ Abstract was thereafter recorded on March 20, 2013, in Auditor's File No. 2013-003016. The subject real property described as:

A PARCEL OF LAND SITUATED IN THE S1/2 NE1/4 SE1/4 OF SECTION 11, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF DEED VOLUME M74, PAGE 9088, SAID POINT BEING NORTH 00° 16' WEST 1987.8 FEET FROM THE SOUTHWEST CORNER OF THE E1/2 OF THE SE1/4 OF SAID SECTION 11; THENCE SOUTH 89° 31' EAST 30.00 FEET TO A 5/8 INCH IRON PIN ON THE EASTERLY RIGHT OF WAY LINE OF HOMEDALE ROAD; THENCE CONTINUING SOUTH 89° 31' EAST 120.00 FEET; THENCE SOUTH 00° 16' EAST, PARALLEL TO SAID HOMEDALE ROAD, 135.00 FEET; THENCE NORTH 89° 31' WEST 150.00 FEET TO THE CENTERLINE OF SAID HOMEDALE ROAD; THENCE NORTH 00° 16' WEST 135.00 FEET TO THE POINT OF BEGINNING, WITH THE BEARINGS BASED ON HOMEDALE ROAD AS BEING NORTH 00° 16' WEST.

LESS AND EXCEPTING THEREFROM THAT PORTION LYING WITHIN HOMEDALE ROAD.

APN: R557089

Commonly known as 4001 Homedale Road, Klamath Falls, Oregon 97603-7506 ("Property") was sold at auction to the Assignor as the high bidder by the Klamath County Sheriff's Department on July 1, 2013. The Klamath County Sheriff thereafter issued its Certificate of Sale to Assignor on July 2, 2013. A true copy of the Certificate is hereto attached as Exhibit A.

For value received in the amount of \$10.00, the Assignor does hereby grant, sell, assign, transfer, convey and deliver unto Federal National Mortgage Association (herein the "Assignee"), whose address is 14221 Dallas Parkway, Suite 1000, Dallas, TX 75254, the Certificate of Sale, all rights thereunder.

TO HAVE AND TO HOLD, the same unto Assignee, its successors and assigns, forever, subject only to the terms and conditions of the above-described Certificate of Sale.

Dated October 21, 2013.

Wells Fargo Bank, N.A.

By:

Tamara G. Garris

Tamara G. Garris

Vice President Loan Documentation

Wells Fargo Bank NA

10/21/2013

State of South Carolina

County of York

The foregoing instrument was acknowledged before me this 21st day of October, 2013 by Tamara G. Garris, Vice President Loan Documentation; who is personally known [] or produced Driver's License as identification [X]; of Wells Fargo Bank, N.A. a National Banking Association, on behalf of the Association.

Shelli Stout
Notary Public

My commission expires 08/21/2017

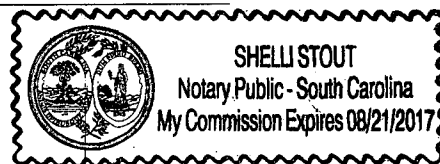


Exhibit A

IN THE CIRCUIT COURT FOR THE STATE OF OREGON
FOR THE COUNTY OF KLAMATH

WELLS FARGO BANK, N.A., ITS SUCCESSORS IN
INTEREST AND/OR ASSIGNS
Plaintiff(s)

vs.

MATTHEW J. O'CONNOR; LAWNA L. O'CONNOR; AND
OCCUPANTS OF THE PREMISES
Defendant(s)

Court No. 1203679CV

Sheriff's No. J13-0024

CERTIFICATE OF SALE
UPON EXECUTION

THIS IS TO CERTIFY that by virtue of a WRIT OF EXECUTION issued by the above court, dated 2/22/2013, upon a judgment rendered in favor of the Plaintiff(s) and against the Defendant(s), commanding me to sell all the interest which the Defendant(s) had, on or after 2/19/2013, in the following described real property in Klamath County; to-wit:

A PARCEL OF LAND SITUATED IN THE S 1/2 NE 1/4 SE 1/4 OF SECTION 11, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF DEED VOLUME M74, PAGE 9088, SAID POINT BEING NORTH 00°16' WEST 1987.8 FEET FROM THE SOUTHWEST CORNER OF THE E 1/2 OF THE SE 1/4 OF SAID SECTION 11; THENCE SOUTH 89°31' EAST 30.00 FEET TO A 5/8 INCH IRON PIN ON THE EASTERLY RIGHT OF WAY LINE OF HOMEDALE ROAD; THENCE CONTINUING SOUTH 89°31' EAST 120.00 FEET; THENCE SOUTH 00°16' EAST, PARALLEL TO SAID HOMEDALE ROAD, 135.00 FEET; THENCE NORTH 89°31' WEST 150.00 FEET TO THE CENTERLINE OF SAID HOMEDALE ROAD; THENCE NORTH 00°16' WEST 135.00 FEET TO THE POINT OF BEGINNING, WITH THE BEARINGS BASED ON HOMEDALE ROAD AS BEING NORTH 00°16' WEST.

LESS AND EXCEPTING THEREFROM THAT PORTION LYING WITHIN HOMEDALE ROAD.

AND MORE COMMONLY KNOWN AS 4001 HOMEDALE ROAD, KLAMATH FALLS, OREGON 97603.

EXHIBIT

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1 OF 2

After giving notice of sale as required by law, I sold at public auction the above described Real Property, subject to redemption, in the manner described by law to:

WELLS FARGO BANK, N.A., ITS SUCCESSORS IN
INTEREST AND/OR ASSIGNS

the highest bidder(s) for the sum of \$209,373.06, on 7/1/2013.

That the sale will become absolute, and the purchaser will be entitled to a conveyance of the Real Property from me, or my successor as Sheriff, upon the surrender of this Certificate at the expiration of the statutory period of redemption (12/30/2013), unless the real property shall be sooner redeemed according to law.

NOTE: To obtain a Sheriff's Deed, after the redemption period (if any), return the original Certificate of Sale to this office along with a fee of \$30.00.

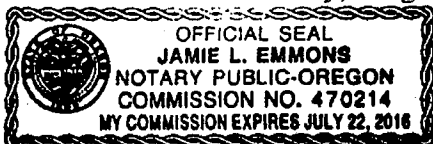
Dated: 7/2/2013

Frank Skrah, Sheriff
Klamath County, Oregon

By Lori Gabbard
Deputy

STATE OF OREGON
COUNTY OF KLAMATH

This instrument was acknowledged before me on 7/2/13 by
Lori Gabbard, as a duly appointed and commissioned Deputy of Frank Skrah,
Sheriff of Klamath County, Oregon.



[Signature]
Notary for State of Oregon
My Commission Expires:

EXHIBIT
PAGE 2 OF 2

