

**2014-008598**

Klamath County, Oregon

08/18/2014 12:36:11 PM

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, LLC7632 SW Durham RoadSuite 350Tigard, Oregon 97224S&S File No. 12-111134**CERTIFICATE OF SALE NOT RECORDED  
NO REFERENCE****1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)**

Assignment of Sheriff's Certificate of Judicial Sale

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

EverBank

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

Federal National Mortgage Association

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

ORS 93.030(5) – Amount in dollars or other

\$0.00 Other

**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 \_\_\_\_\_."**

## ASSIGNMENT OF SHERIFF'S CERTIFICATE OF JUDICIAL SALE

Wherefore, at public auction, and by virtue of writ of execution issued out of the Circuit Court for the County of Klamath the Klamath Sheriff's Office, sold property legally described as follows:

Lot 30 in Block 37, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

And more commonly referred to as: 6908 Teal Drive, Bonanza, OR 97623

For the sum of \$117,961.32 to: EverBank, Assignor, the successful bidder, and current holder of Sheriff's certificate DOES HEREBY GRANT, CONVEY, ASSIGN AND TRANSFER to Federal National Mortgage Association, Assignee, whose address is c/o Two Galleria Tower - Suite 950, 13455 Noel Road Dallas, TX 75240, its successors and assigns, all right, title and interest under Sheriff's Certificate of Sale (a copy of which is attached hereto as "Exhibit A"), dated December 17, 2013, Klamath County, State of Oregon.

Dated this 13<sup>th</sup> Day of August, 2014

**Green Tree Servicing LLC as attorney-in-fact for  
EverBank,**

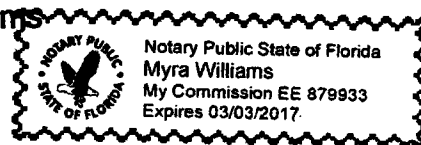
By Kim M. Lehr  
Authorized Officer of Assignor

Kim M. Lehr Assistant Vice President  
(Print Name / Title)

STATE OF Florida )  
 )ss.  
County of Duval )

On this 13<sup>th</sup> day of August, 2014, before me, the undersigned a Notary Public in and for the State of Florida, duly commissioned and sworn, personally appeared \_\_\_\_\_ to me known to be the Assistant Vice President of Green Tree Servicing LLC as attorney-in-fact for EverBank, its successors and assigns, the corporation that executed the foregoing instrument, and acknowledge the said therein instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein, mentioned, and on oath stated that (s)he is authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation. Witness my hand and official seal hereto affixed the day and year first above written.

Myra Williams  
Notary Public in and for the State of \_\_\_\_\_  
My commission expires: 3/3/2017



## EXHIBIT "A"

IN THE CIRCUIT COURT FOR THE STATE OF OREGON  
FOR THE COUNTY OF KLAMATHEVERBANK  
Plaintiff(s)

vs.

CONNIE M. GODDARD; WILLIAM M. COOMES;  
WENDY R. COOMES, OTHER PERSONS OR PARTIES,  
INCLUDING OCCUPANTS, UNKNOWN CLAIMING ANY  
RIGHT, TITLE, LIEN, OR INTEREST IN THE PROPERTY  
DESCRIBED HEREIN IN THE COMPLAINT HEREIN  
Defendant(s)Court No. 1300725CV  
Sheriff's No. J13-0112CERTIFICATE OF SALE  
UPON EXECUTION

THIS IS TO CERTIFY that by virtue of a WRIT OF EXECUTION issued by the above court, dated 10/3/2013, 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 5/3/2007, in the following described real property in Klamath County; to-wit:

LOT 30 IN BLOCK 37, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

AND MORE COMMONLY KNOWN AS 6908 TEAL DRIVE, BONANZA, OREGON 97623.

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:

EVERBANK

the highest bidder(s) for the sum of \$117,961.32, on 12/16/2013.

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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 (6/16/2014), 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: 12/17/2013

Frank Skrah, Sheriff  
Klamath County, Oregon

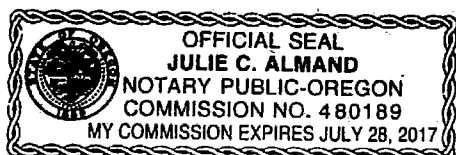
By L. Garrard  
Deputy

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.

18.930(6) A person who purchases real property that is subject to redemption at an execution sale must provide the sheriff with an address to which a redemption notice may be sent and must notify the sheriff of any change in address until the purchaser transfers the purchaser's interest in the property, the property is redeemed or the time allowed for redemption expires, whichever occurs first. Any person who thereafter acquires the purchaser's interest in the property must notify the sheriff of the transfer, provide the sheriff with an address to which a redemption notice may be sent and notify the sheriff of any change in address until there is another transfer, the property is redeemed or the time allowed for redemption expires, whichever occurs first.

STATE OF OREGON  
COUNTY OF KLAMATH

This instrument was acknowledged before me on 12/17/13 by  
LORI GARRARD, as a duly appointed and commissioned Deputy of Frank Skrah,  
Sheriff of Klamath County, Oregon.



Julie C. Almand  
Notary for State of Oregon  
My Commission Expires.

