

**2015-004298**

**Klamath County, Oregon**

**05/05/2015 01:09:56 PM**

**Fee: \$52.00**

**AFTER RECORDING RETURN TO:**

RCO LEGAL, P.C.  
511 SW 10<sup>TH</sup> AVE., STE. 400  
PORTLAND, OR 97205-3623  
Ref: 7233.50573

**Document Title:**  
NOTICE OF LIS PENDENS

**Reference Number(s) of Documents assigned or released:**  
Deed of Trust Recording No. M05-63066

**Plaintiff:**  
JPMORGAN CHASE BANK, N.A.

**Defendant:**  
BRIONNE R. BLAIR; DORA B. BLAIR; AND OCCUPANTS OF THE PREMISES,

**Legal Description as follows:**  
LYING AND BEING LOCATED IN THE CITY OF KLAMATH FALLS, COUNTY OF KLAMATH, STATE OF OREGON; ALL THAT CERTAIN PARCEL OR TRACT OF LAND KNOWN AS: BEGINNING AT A POINT ON THE NORTHERLY BOUNDARY LINE OF LOT 20, BLOCK 37, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON, WHICH IS 7.1 FEET EASTERLY FROM THE NORTHEAST CORNER OF LOT 19 OF BLOCK 37 (AS ESTABLISHED BY THE ROBERT HALL SURVEY OF LOTS 19 AND 20, BLOCK 37, BUENA VISTA ADDITION, SURVEYED BY CLIFFORD L. SANDERS ON SEPTEMBER 26, 1960); THENCE SOUTHERLY 147.16 FEET; MORE OR LESS, TO A POINT ON THE SOUTHERLY LINE OF LOT 20 WHICH IS A DISTANCE OF 7 FEET EASTERLY FROM THE SOUTHEAST CORNER OF LOT 19; THENCE WESTERLY ALONG THE SOUTHERLY LINE OF LOTS 18, 19 AND 20, A DISTANCE OF 85.125 FEET, MORE OR LESS, TO A POINT IN THE CENTER OF THE SOUTHERLY LINE OF LOT 18; THENCE NORTHEASTERLY AT RIGHT ANGLES TO THE SOUTH LINE OF LOT 18, 150 FEET, MORE OR LESS, TO A POINT IN THE CENTER OF THE NORTHERLY LINE OF LOT 18; THENCE SOUTHEASTERLY ALONG THE NORTHERLY LINE OF LOTS 18, 19 AND 20 TO THE POINT OF BEGINNING, BEING THE EASTERLY ONE-HALF OF LOTS 18, ALL 19 AND THE NORTHWESTERLY FRACTION OF LOT 20, BLOCK 37, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, OREGON.

**Assessor's Property Tax Parcel/Account Number:**  
R441542

1  
2 JPMORGAN CHASE BANK, N.A., its  
3 successors in interest and/or assigns,

4 Plaintiff,

5 v.

6 BRIONNE R. BLAIR; DORA B. BLAIR; and  
7 OCCUPANTS OF THE PREMISES,

8 Defendants.

Case No. 1501372CV

NOTICE OF LIS PENDENS

9 Pursuant to ORS 93.740, the undersigned states:

10 1.

11 As Plaintiff, JPMorgan Chase Bank, N.A., has filed an action in the Circuit Court for  
12 Klamath County, State of Oregon;

13 2.

14 The defendants are Brionne R. Blair; Dora B. Blair; and Occupants of the Premises  
15 described in the complaint herein;

16 3.

17 The object of the action is Complaint for Deed of Trust Foreclosure;

18 4.

19 The real property that will be affected by the action is described as:

20  
21 LYING AND BEING LOCATED IN THE CITY OF KLAMATH  
22 FALLS, COUNTY OF KLAMATH, STATE OF OREGON; ALL  
23 THAT CERTAIN PARCEL OR TRACT OF LAND KNOWN AS:  
24 BEGINNING AT A POINT ON THE NORTHERLY BOUNDARY  
25 LINE OF LOT 20, BLOCK 37, BUENA VISTA ADDITION TO  
26 THE CITY OF KLAMATH FALLS, ACCORDING TO THE  
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE  
COUNTY CLERK OF KLAMATH COUNTY, OREGON, WHICH  
IS 7.1 FEET EASTERLY FROM THE NORTHEAST CORNER  
OF LOT 19 OF BLOCK 37 (AS ESTABLISHED BY THE  
ROBERT HALL SURVEY OF LOTS 19 AND 20, BLOCK 37,  
BUENA VISTA ADDITION, SURVEYED BY CLIFFORD L.

NOTICE OF LIS PENDENS - 2

7233.50573

RCO  
LEGAL, P.C.

511 SW 10th Ave., Ste. 400  
Portland, OR 97205  
Phone: 503.977.7840  
Fax: 503.977.7963

1 SANDERS ON SEPTEMBER 26, 1960); THENCE SOUTHERLY  
2 147.16 FEET; MORE OR LESS, TO A POINT ON THE  
3 SOUTHERLY LINE OF LOT 20 WHICH IS A DISTANCE OF 7  
4 FEET EASTERLY FROM THE SOUTHEAST CORNER OF LOT  
5 19; THENCE WESTERLY ALONG THE SOUTHERLY LINE OF  
6 LOTS 18, 19 AND 20, A DISTANCE OF 85.125 FEET, MORE OR  
7 LESS, TO A POINT IN THE CENTER OF THE SOUTHERLY  
8 LINE OF LOT 18; THENCE NORTHEASTERLY AT RIGHT  
9 ANGLES TO THE SOUTH LINE OF LOT 18, 150 FEET, MORE  
10 OR LESS, TO A POINT IN THE CENTER OF THE  
11 NORTHERLY LINE OF LOT 18; THENCE SOUTHEASTERLY  
12 ALONG THE NORTHERLY LINE OF LOTS 18, 19 AND 20 TO  
13 THE POINT OF BEGINNING, BEING THE EASTERLY ONE-  
14 HALF OF LOTS 18, ALL 19 AND THE NORTHWESTERLY  
15 FRACTION OF LOT 20, BLOCK 37, BUENA VISTA ADDITION  
16 TO THE CITY OF KLAMATH FALLS, OREGON.

17 and is more commonly known as 215 West Oregon Avenue, Klamath Falls, Oregon 97601.

18 DATED this 23 day of April, 2015.

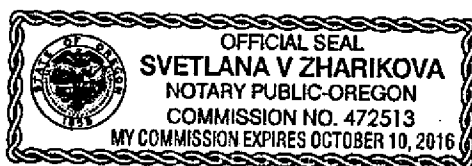
19 RCO LEGAL, P.C.

20 By [Signature]  
21 Randall Szabo, OSB # 115304  
22 Attorney for the Plaintiff  
23 511 SW 10<sup>th</sup> Ave., Ste. 400  
24 Portland, OR 97205  
25 P: (503) 977-7840 F: (503) 977-7963

26 STATE OF OREGON)  
27 ) ss.  
28 COUNTY OF MULTNOMAH)

29 The foregoing instrument was signed and sworn (or affirmed) before me on this 23<sup>rd</sup>  
30 day of April, 2015, by Randall Szabo as Attorney of RCO Legal, P.C.

31 [Signature]  
32 NOTARY PUBLIC for Oregon  
33 Multnomah County  
34 My commission expires: 10/10/2016



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