

After Recording

Provest, CA LLC  
Attn: Christie Winter  
2020 Camino Del Rio N Ste. 220  
San Diego, CA 92108

2015-006640

Klamath County, Oregon

06/23/2015 03:56:38 PM

Fee: \$52.00

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

VENTURES TRUST 2013-I-H-R BY MCM  
CAPITAL PARTNERS, LLC, ITS TRUSTEE,  
a limited liability company,

Plaintiff,

vs.

KENNETH K. FARMER, an individual;  
SEVOLA F. FARMER, an individual;  
OREGON AFFORDABLE HOUSING  
ASSISTANCE CORPORATION, a  
corporation; DOES 1 through 10, inclusive,  
and ROES 1 through 10, inclusive.

Defendants.

CASE NO. 15CV14848  
NOTICE OF LIS PENDENS

**NOTICE IS HEREBY GIVEN** that an action has been instituted and is now pending in the Circuit Court of the State of Oregon, in and for the County of Klamath, upon the complaint of VENTURES TRUST 2013-I-H-R BY MCM CAPITAL PARTNERS, LLC, ITS TRUSTEE, ("Plaintiff"), against the above-named defendants KENNETH K. FARMER, an individual; SEVOLA F. FARMER, an individual; OREGON AFFORDABLE HOUSING ASSISTANCE CORPORATION, that the object of that action is a judicial foreclosure on Plaintiff's lien in first position on the property, securing Plaintiff's loan to the same extent, with interest, on the real property located at: 667 California Avenue, Klamath Falls, OR 97601 with a legal description of:

NOTICE OF PENDENCY OF ACTION -1-

**LAW OFFICES OF LES ZIEVE**  
Benjamin D. Petiprin, Esq.  
One World Trade Center  
121 Southwest Salmon St., 11<sup>th</sup> Floor  
Portland, OR 97204  
503-946-6558  
bpetiprin@zievelaw.com

888 001 000

1 PARCEL 1:

2 Lot 1, Block 103, Buena Vista Addition, according to the official plat thereof on file in the office  
3 of the County Clerk, Klamath County, Oregon

4 DATED: June 3, 2015

LAW OFFICES OF LES ZIEVE

5  
6 By:

Benjamin D. Petiprin, OSB# 136031

Attorneys for Plaintiff

7 VENTURES TRUST 2013-I-H-R BY

8 MCM CAPITAL PARTNERS, LLC, ITS  
9 TRUSTEE

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27 NOTICE OF PENDENCY OF ACTION -2-

**LAW OFFICES OF LES ZIEVE**

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1 A notary public or other officer completing this certificate  
2 verifies only the identity of the individual who signed the  
3 document, to which this certificate is attached, and not  
4 the truthfulness, accuracy, or validity of that document.

5 State of California

6 County of Orange }

7 On 06/04/15 before me Natalie Franklin, a Notary Public, personally appeared, Benjamin d.  
8 Petiprin who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are  
9 subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
10 his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the  
11 person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under  
12 PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true  
13 and correct.

14 WITNESS my hand and official  
15 seal.



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Signature

NOTICE OF PENDENCY OF ACTION -3-

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