

SHERIFF'S DEED

Grantor:

**KLAMATH COUNTY SHERIFF'S  
OFFICE  
3300 VANDENBERG ROAD  
KLAMATH FALLS, OR 97603**

**2016-001898**

**Klamath County, Oregon**

**02/23/2016 04:15:25 PM**

**Fee: \$52.00**

Grantee:

**US BANK, NA, AS TRUSTEE ON  
BEHALF OF MANUFACTURED  
HOUSING CONTRACT  
SENIOR/SUBORDINATE PASS-  
THROUGH CERTIFICATE TRUST 1997-  
1**

After recording return to:

**Allegiant Law Group  
22000 64<sup>th</sup> Ave W #2F  
Mountlake Terrace, WA 98043**

SPACE RESERVED  
FOR  
RECORDER'S USE

Until requested otherwise send all tax  
statements to:

**US BANK, NA, AS TRUSTEE ON  
BEHALF OF MANUFACTURED  
HOUSING CONTRACT  
SENIOR/SUBORDINATE PASS-  
THROUGH CERTIFICATE TRUST 1997-  
1  
c/o Detech Financial LLC  
1002 15<sup>th</sup> St SW #218  
Auburn, WA 98001**

THIS INDENTURE, Made this 2/18/2016, by and between Frank Skrah, Sheriff of Klamath County, Oregon, hereinafter called the grantor, and US BANK, NA, AS TRUSTEE ON BEHALF OF MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-1, hereinafter called the grantee; WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 1403613CV, Klamath County Sheriff's Office Number J14-0230, in which US BANK, NA, AS TRUSTEE ON BEHALF OF MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-1 was plaintiff(s) and LARRY P. BURMAN AND SHERRI B. BURMAN; ET AL was defendant(s), in which a Writ of Execution of Real Property, which was issued on 12/10/2014, directing the sale of that real property, pursuant to which, on 5/11/2015 the real property was sold, subject to redemption, in the manner provided by law, for the sum of \$72,913.44, to US BANK, NA, AS TRUSTEE ON BEHALF OF MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE



TRUST 1997-1, 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 portion of TRACT NO. 10 of DE WITT HOME TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows: Beginning at a point on the North side of Sunnyside Drive of said Dewitt Home Tracts distant Westerly from the Southeast corner of said Tract No. 10 a distance of 145.8 feet; thence West along said line of Sunnyside Drive a distance of 120 feet; thence North a distance of 127.3 feet; thence North 89°22' East a distance 120 feet; thence South a distance of 128.2 feet to the point of beginning. All that portion of TRACT NO. 10 of DE WITT HOME TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows: Beginning at a point on the North line of said Tract No. 10 which is 120 feet West of the Northeast corner of said Tract No. 10; thence running South 480 feet parallel to the East line of said Tract; thence West, parallel to the South line of said Tract 206.8 feet, more or less to the West line of said Tract No. 10; thence North along the West line of said Tract No. 10 a distance of 480 feet, more or less to the Northwest corner of said Tract No. 10, thence East along the North line of said Tract No. 10 a distance of 206.8 feet, more or less, to the point of beginning.

And more commonly known as 5209 Sunnyside Drive, Klamath Falls, OR 97601.

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.

CLERK OF COURT  
C. ALMA  
PUBLIC-C  
ION NO.  
EXPIRES

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.



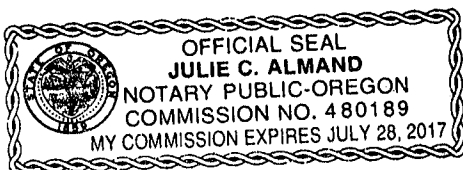
Frank Skrah, Sheriff of Klamath County, Oregon

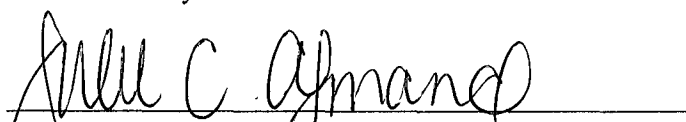
  
Deputy Lori Garrard

STATE OF OREGON     )  
                                      ) ss  
County of Klamath     )

This instrument was acknowledged before me on 2/18/14.

by Lori Garrard, Deputy for Frank Skrah, as Sheriff of Klamath County.



  
Notary Public for the State of Oregon  
My commission expires: 7/28/17

