

**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, and does NOT affect the instrument. ORS 205.234

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Recording Office*

**After recording return to:** ORS 205.234(1)(c)

Aldridge Pite, LLP

c/o Eli Allen

111 SW Columbia St., Ste. 950

Portland, OR 97201

**1. Title(s) of the transaction(s)**

ORS 205.234(1)(a)

Re-recording of Sheriff's Deed to correct legal description

**2. Direct party(ies) / grantor(s)**

Name(s)

ORS 205.234(1)(b)

Klamath County Sheriff's Office

3300 Vandenberg Road

Klamath Falls, OR 97603

**3. Indirect party(ies) / grantee(s)**

Name(s)

ORS 205.234(1)(b)

Wilmington Savings Fund Society, FSB, Doing business as Christiana Trust,

not in its individual capacity but solely as legal title trustee for Bronze Creek Title Trust 2014-NPL1

C/O Rushmore Loan Management Services, LLC

15480 Laguna Canyon Road, Ste. 100

Irvine, CA 92618

**4. True and actual consideration:**

ORS 205.234(1) Amount in dollars or other

\$ 30.00

Other: \_\_\_\_\_

**5. Send tax statements to:**

ORS 205.234(1)(e)

Rushmore Loan Management Services, LLC

15480 Laguna Canyon Road, Ste. 100

Irvine, CA 92618

**6. Satisfaction of lien, order, or warrant:**

ORS 205.234(1)(f)

☐ FULL

☐ PARTIAL

**7. The amount of the monetary obligation imposed by the lien, order, or warrant:**

ORS 205.234(1)(f)

\$ \_\_\_\_\_

**8. Previously recorded document reference:** 2016-002598

**9. If this instrument is being re-recorded, complete the following statement:**

ORS 205.244(2)

Re-recorded at the request of: Grantee

To correct: the legal description to read 'KLAMATH FALLS FOREST ESTATES'. See Exhibit A attached.

Previously recorded in Book/Volume \_\_\_\_\_ and Page \_\_\_\_\_, or as Fee number 2016-002598

SHERIFF'S DEED

Grantor:

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

**2016-002598**

**Klamath County, Oregon**

**03/09/2016 03:42:20 PM**

**Fee: \$52.00**

Grantee:

**WILMINGTON SAVINGS FUND  
SOCIETY, FSB, DOING BUSINESS AS  
CHRISTIANA TRUST, NOT IN ITS  
INDIVIDUAL CAPACITY BUT SOLELY  
AS LEGAL TITLE TRUSTEE FOR  
BRONZE CREEK TITLE TRUST 2014-  
NPL1**

After recording return to:

**Aldridge Pite, LLP  
4375 Jutland Drive  
San Diego, CA 92117**

**SPACE RESERVED  
FOR  
RECORDER'S USE**

Until requested otherwise send all tax  
statements to:

**WILMINGTON SAVINGS FUND  
SOCIETY, FSB, DOING BUSINESS AS  
CHRISTIANA TRUST, NOT IN ITS  
INDIVIDUAL CAPACITY BUT SOLELY  
AS LEGAL TITLE TRUSTEE FOR  
BRONZE CREEK TITLE TRUST 2014-  
NPL1  
c/o Rushmore Loan Management Services,  
LLC  
15480 Laguna Canyon Road, Suite 100  
Irvine, CA 92618**

THIS INDENTURE, Made this 2/29/2016, by and between Frank Skrah, Sheriff of Klamath County, Oregon, hereinafter called the grantor, and WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS LEGAL TITLE TRUSTEE FOR BRONZE CREEK TITLE TRUST 2014-NPL1, hereinafter called the grantee; WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 1302644CV, Klamath County Sheriff's Office Number J15-0049, in which WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS LEGAL TITLE TRUSTEE FOR BRONZE CREEK TITLE TRUST 2014-NPL1 was plaintiff(s) and PATRICK W. STEGEN AND KELLY A. STEGEN was defendant(s), in which a Writ of Execution, which was issued on 3/4/2015, directing the sale of that real property, pursuant to which, on 8/5/2015 the real property was sold,



subject to redemption, in the manner provided by law, for the sum of \$119,000.00, to WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS LEGAL TITLE TRUSTEE FOR BRONZE CREEK TITLE TRUST 2014-NPL1, 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:

LOT 6, BLOCK 36, KLAMATH 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. "WHICH BY INTENTION OF THE PARTIES SHALL CONSTITUTE A PART OF THE REALTY AND SHALL PASS WITH IT" 2004 PALM HARBOR MODEL: N2PX71A5 VIN #PH20-6931AB HUD CERTIFICATION LABEL# ORE0000457448 & ORE 0000457449 27 X 71.

COMMONLY KNOWN AS 5012 SEAGULL DR. BONANZA, OR 97623.

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.


**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**

~~~~~  
OFFICIAL SEAL  
JULIE C. ALMAN  
ARY PUBLIC-OR  
MISSION NO. 41  
MISSION EXPIRES JL  
~~~~~

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.



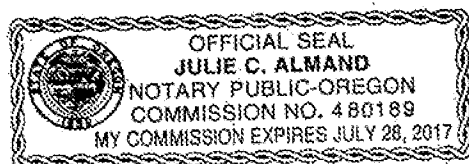
Frank Skrah, Sheriff of Klamath County, Oregon

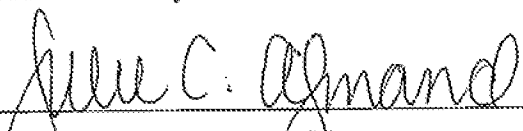
  
Deputy Lori Garrard

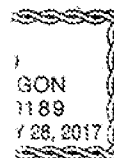
STATE OF OREGON     )  
                                  ) ss  
County of Klamath     )

This instrument was acknowledged before me on 2/29/16.

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



## **Exhibit A**

LOT 6, BLOCK 56, 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. "WHICH BY INTENTION OF THE PARTIES SHALL CONSTITUTE  
A PART OF THE REALTY AND SHALL PASS WITH IT" 2004 PALM HARBOR MODEL: N2PX71A5  
VIN # PH20-6931AB HUD CERTIFICATION LABEL# ORE0000457448 & ORE0000457449 27 X 71