

**2016-004102**

**Klamath County, Oregon**

**04/22/2016 03:08:36 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: 7023.502612/Toney

**Document Title:** RELEASE AND CANCELLATION OF NOTICE OF LIS PENDENS:  
Recorded in the real property records of Klamath County, Oregon on January 6, 2015, under  
Instrument Number 2015-000097.

**Plaintiff:** WELLS FARGO FINANCIAL OREGON, INC.

**Defendants:** UNKNOWN HEIRS OF HAZEL V. TONEY; UNKNOWN SUCCESSOR  
TRUSTEES OF THE HAZEL V. TONEY REVOCABLE LIVING TRUST; UNKNOWN  
BENEFICIARIES OF THE HAZEL V. TONEY REVOCABLE LIVING TRUST; JIM TONEY  
AKA JAMES TONEY; CAROLYN SOUDERS; STATE OF OREGON; COUNTRY VILLAGE  
ASSOCIATION; OCCUPANTS OF THE PREMISES; AND THE REAL PROPERTY  
LOCATED AT 4836 BARNEY COURT, KLAMATH FALLS, OREGON 97601

**Legal Description:** LOT 11, BLOCK 3, TRACT 1203, COUNTRY VILLAGE, ACCORDING  
TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK  
OF KLAMATH COUNTY, OREGON.

**Assessor's Property Tax Parcel/Account Number:** R697339

1 WELLS FARGO FINANCIAL OREGON, INC.,  
2 its successors in interest and/or assigns,

3 Plaintiff,

4 v.

5 UNKNOWN HEIRS OF HAZEL V. TONEY;  
6 UNKNOWN SUCCESSOR TRUSTEES OF  
7 THE HAZEL V. TONEY REVOCABLE  
8 LIVING TRUST; UNKNOWN  
9 BENEFICIARIES OF THE HAZEL V. TONEY  
10 REVOCABLE LIVING TRUST; JIM TONEY  
11 AKA JAMES TONEY; CAROLYN SOUDERS;  
12 STATE OF OREGON; COUNTRY VILLAGE  
ASSOCIATION; OCCUPANTS OF THE  
PREMISES; AND THE REAL PROPERTY  
LOCATED AT 4836 BARNEY COURT,  
KLAMATH FALLS, OREGON 97601,

Defendants.

Case No. 1404002CV

RELEASE AND CANCELLATION  
OF NOTICE OF LIS PENDENS

13 Pursuant to ORS 93.740, the undersigned states:

14 1.

15 NOTICE IS HEREBY GIVEN pursuant to ORS 93.740, that the General Judgment of  
16 Foreclosure against Defendants, Unknown Heirs of Hazel V. Toney, Unknown Successor Trustees  
17 of the Hazel V. Toney Revocable Living Trust, Unknown Beneficiaries of the Hazel V. Toney  
18 Revocable Living Trust, Jim Toney, aka James Toney, Carolyn Souders, State of Oregon, and  
19 Country Village Association, entered in the register of the above entitled Court on September 28,  
20 2015, has been satisfied wholly by the judicial sheriff's sale of the real property subject to this  
21 action. This is notice of that satisfaction and is a release and cancellation of the Notice of Lis  
22 Pendens recorded in the real property records of Klamath County, Oregon on January 6, 2015,  
23 under Instrument Number 2015-000097. The legal description of the real property affected by the  
24 action is as follows:  
25  
26

RELEASE AND CANCELLATION OF  
NOTICE OF LIS PENDENS - 2

7023.502612/TONEY

RCO  
LEGAL, P.C.

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

LOT 11, BLOCK 3, TRACT 1203, COUNTRY VILLAGE,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN  
THE OFFICE OF THE COUNTY CLERK OF KLAMATH  
COUNTY, OREGON;

and commonly known as 4836 Barney Court, Klamath Falls, Oregon 97601.

DATED this 22 day of April, 2016.

RCO LEGAL, P.C.

By: [Signature]

☐ Alex Gund, OSB #114067

☒ Erik Wilson, OSB #095507

☐ Calvin A. Knickerbocker, III, OSB #050110

☐ Randall Szabo, OSB #115304

☐ Scott R. Grigsby, OSB #133754

of Attorneys for Plaintiff

511 SW 10th Avenue, Suite #400

Portland, Oregon 97205-3623

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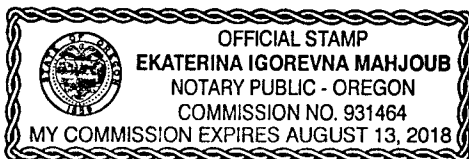
Email: JudicialFCPostSaleOR@rcolegal.com

STATE OF OREGON )

COUNTY OF MULTNOMAH )

) ss.

The foregoing instrument was signed and affirmed before me on this 22 day of  
April, 2016, by ERIK Wilson, as Attorney of RCO Legal, P.C.



[Signature]  
NOTARY PUBLIC for Oregon  
Multnomah County  
My commission expires: 8.13.2018

RELEASE AND CANCELLATION OF  
NOTICE OF LIS PENDENS - 2

7023.502612/TONEY

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