

2016-009506

Klamath County, Oregon

## SHERIFF'S DEED



00192000201600095060030038

09/07/2016 02:09:40 PM

Fee: \$52.00

Grantor:

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

Grantee:

**Gorilla Capital OR 201 GF1, LLC  
An Oregon Limited Liability Company  
1342 High Street  
Eugene, OR 97401**

After recording return to:

Gorilla Capital OR 201 GF1, LLC  
An Oregon Limited Liability Company  
1342 High Street  
Eugene, OR 97401

Until requested otherwise send all tax  
statements to:

Gorilla Capital OR 201 GF1, LLC  
An Oregon Limited Liability Company  
1342 High Street  
Eugene, OR 97401

SPACE RESERVED  
FOR  
RECORDER'S USE

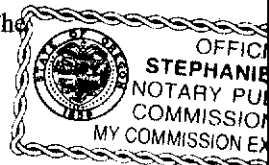
THIS INDENTURE, Made this 09/07/2016, by and between Frank Skrah, Sheriff of Klamath County,  
Oregon, hereinafter called the grantor, and Gorilla Capital OR 201 GF1, LLC, hereinafter called the grantee;

WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number  
1500655CV, Klamath County Sheriff's Office Number J15-0126, in which CAPITAL ONE, N.A. was plaintiff(s) and  
THE UNKNOWN HEIRS AND DEVISEES OF JAIME M. SCHWARZ; JENNIE TECUMSEH; CAPITAL ONE,  
N.A. AS SUCCESSOR BY THE MERGER TO ING BANK, FSB; OCCUPANTS OF THE PROPERTY was  
defendant(s), in which a Writ of Execution in Foreclosure, which was issued on 09/17/2015, directing the sale of that  
real property, pursuant to which, on 02/26/2016 the real property was sold, subject to redemption, in the manner  
provided by law, for the sum of \$43,045.00, to Gorilla Capital OR 201 GF1, LLC

, 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.



Returned at Counter

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:

UNIT 10754 (PREDDY AVENUE), TRACT 1365, FALCON HEIGHTS CONDOMINIUMS STAGE 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

COMMONLY KNOWN AS 10754 PREDDY AVE, KLAMATH FALLS, OR 97603. 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.

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**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,**



AL SEAL  
M. LINTNER  
CLIC-OREGON  
NO. 480188  
PRES JULY 28, 20

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.

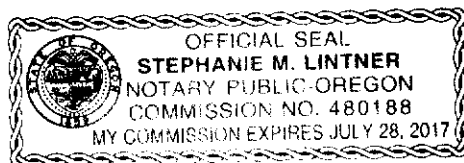
Frank Skrah, Sheriff of Klamath County, Oregon

Becky Collins  
Deputy Becky Collins

STATE OF OREGON     )  
                                      ) ss  
County of Klamath     )

This instrument was acknowledged before me on 9/7/16.

by Becky Collins, Deputy for Frank Skrah, as Sheriff of Klamath County.



Stephanie M Lintner  
Notary Public for the State of Oregon  
My commission expires: July 28, 2017