

SHERIFF'S DEED

2016-013513
Klamath County, Oregon
12/20/2016 08:38:01 AM
Fee: \$52.00

Grantor:

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

Grantee:

**WILMINGTON TRUST COMPANY AS
TRUSTEE FOR THE STRUCTURED
ASSET SECURITIES CORPORATION,
MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2005-10**

After recording return to:
RCO Legal, P.C.
Attn: Erik Wilson
511 SW 10th Ave., Ste. 400
Portland, OR 97205

SPACE RESERVED
FOR
RECORDER'S USE

Until requested otherwise send all tax
statements to:
Nationstar Mortgage LLC
8950 Cypress Waters Blvd
Coppell, TX 75019

THIS INDENTURE, Made this 12/08/2016, by and between Frank Skrah, Sheriff of Klamath County, Oregon, hereinafter called the grantor, and WILMINGTON TRUST COMPANY AS TRUSTEE FOR THE STRUCTURED ASSET SECURITIES CORPORATION, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-10, hereinafter called the grantee; WITNESSETH:



RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 15CV26319, Klamath County Sheriff's Office Number J16-0046, in which WILMINGTON TRUST COMPANY AS TRUSTEE FOR THE STRUCTURED ASSET SECURITIES CORPORATION, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-10, ITS SUCCESSORS IN INTEREST AND/OR ASSIGNS was plaintiff(s) and AARON S. MASTERS AKA AARON SCOTT MASTERS; DIANA MASTERS AKA DIANA JEAN MASTERS AKA DIANA J. MASTERS; AMANDA MASTERS; NATIONSTAR MORTGAGE LLC; AND OCCUPANTS OF THE PREMISES was defendant(s), in which a Writ of Execution in Foreclosure, which was issued on 02/22/2016, directing the sale of that real property, pursuant to which, on 05/13/2016 the real property was sold, subject to redemption, in the manner provided by law, for the sum of \$49,856.00, to WILMINGTON TRUST COMPANY AS TRUSTEE FOR THE STRUCTURED ASSET SECURITIES CORPORATION, MORTGAGE PASS-THROUGH

CERTIFICATES, SERIES 2005-10, 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 LOT 4, FIRST ADDITION TO ST. FRANCIS PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF LOT 4 THAT IS NORTH 75 FEET FROM THE SOUTHEAST CORNER OF LOT 4; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT, 75 FEET TO THE SOUTHEAST CORNER; THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 4, 125 FEET TO A POINT; THENCE NORTH PARALLEL WITH THE EAST LINE OF LOT 4, 75 FEET TO A POINT; THENCE EAST PARALLEL WITH THE SOUTH LINE OF LOT 4, 125 FEET TO THE POINT OF BEGINNING.

COMMONLY KNOWN AS 2590 FARGO STREET, KLAMATH FALLS, OREGON 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.

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

OFFICIAL ST
DEBRA HUN
NOTARY PUBLIC -
COMMISSION NC
ON EXPIRES MAR

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

Becky Collins
Deputy Becky Collins

STATE OF OREGON)
) ss
County of Klamath)

MP
ER
OREGON
948672
H 22, 2020

This instrument was acknowledged before me on 12/8/2016
by Becky Collins, Deputy for Frank Skrah, as Sheriff of Klamath County.

OFFICIAL STAMP
DEBRA HUNTER
NOTARY PUBLIC - OREGON
COMMISSION NO. 948672
MY COMMISSION EXPIRES MARCH 22, 2020

Debra Hunter
Notary Public for the State of Oregon
My commission expires: 03-22-2020