

2017-008449

Klamath County, Oregon

07/28/2017 12:45:00 PM

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AFTER RECORDING RETURN TO:

RCO LEGAL, P.C.
511 SW 10TH AVE., STE. 400
PORTLAND, OR 97205-3623
Ref: 1225.50103

Document Title:

RELEASE AND CANCELLATION OF NOTICE OF LIS PENDENS

Reference Number(s) of Documents assigned or released:

Notice of Lis Pendens Recording No. 2015-001755

Plaintiff:

NATIONSTAR HECM ACQUISITION TRUST 2015-1, WILMINGTON SAVINGS FUNDS SOCIETY, FSB, NOT INDIVIDUALLY, BUT SOLELY AS TRUSTEE

Defendant:

UNKNOWN HEIRS OF DELBERT W. SETTLE; DAYLE L. ROBNETT, AS AFFIANT OF THE ESTATE OF DELLBERT W. SETTLE; DAYLE L. ROBNETT INDIVIDUALLY; SHERRY L. PSCHERNIG; UNITED STATES OF AMERICA; STATE OF OREGON; AND OCCUPANTS OF THE PREMISES

Legal Description as follows:

A PIECE OR PARCEL OF LAND SITUATE IN SECTION 31 T. 39 S., R. 13 E., W.M., CONTAINING 84 ACRES, MORE OR LESS; BEING SUBJECT TO ALL RIGHTS OF WAY AND/OR EASEMENTS OF RECORD OR APPARENT ON THE PREMISES; AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SE1/4 NE1/4 NE1/4 AND THE S1/2 NE1/4 OF SECTION 31, T. 39 S., R 13 E., W. M.

SAVING AND EXCEPTING THEREFROM THAT PORTION OF THE SW1/4 NE1/4 OF SAID SECTION 31 CONVEYED IN VOL. M73 PAGE 1253 OF KLAMATH COUNTY DEED RECORDS DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER OF SECTION 31, T. 39S., R. 13E, W.M., THENCE NORTH 626.8 FEET; THENCE EAST 417.4 FEET ; THENCE SOUTH 626.8 FEET; THENCE WEST 417.4 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH THE PORTION DEEDED BY VIRGINIA J. KENT TO DELBERT W. & JANICE I. SETTLE RECORDED APRIL 30, 2008 AS 2008-006262, RECORDS OF KLAMATH COUNTY, OREGON, DESCRIBED AS FOLLOWS:

1 A PARCEL OF LAND SITUATED IN SECTION 31, TOWNSHIP 39 SOUTH, RANGE 13
2 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, BEING MORE
3 PARTICULARLY DESCRIBED AS THAT PORTION OF THE NE1/4 SE1/4 LYING
4 NORTHWEST OF GERBER ROAD; CONTAINING 2.6 ACRES, MORE OR LESS;
5 REFERENCE KLAMATH COUNTY PROPERTY LINE ADJUSTMENT 13-00.

6 LESS AND EXCEPT THAT PORTION DEEDED BY DELBERT W. & JANICE L. SETTLE
7 TO VIRGINIA J. KENT RECORDED APRIL 24, 2008 AS 2008-005947, RECORDS OF
8 KLAMATH COUNTY, OREGON, DESCRIBED AS FOLLOWS:

9 A PARCEL OF LAND SITUATED IN SECTION 31, TOWNSHIP 39 SOUTH, RANGE 13 EAST
10 OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, BEING MORE
11 PARTICULARLY DESCRIBED AS THAT PORTION OF THE SE1/4 NE1/4 LYING
12 SOUTHEAST OF GERBER ROAD; CONTAINING 3.7 ACRES, MORE OR LESS,
13 REFERENCE KLAMATH COUNTY PROPERTY LINE ADJUSTMENT 13-00.

14 Assessor's Property Tax Parcel/Account Number:
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1 NATIONSTAR HECM ACQUISITION TRUST
2 2015-1, WILMINGTON SAVINGS FUNDS
3 SOCIETY, FSB, NOT INDIVIDUALLY, BUT
4 SOLELY AS TRUSTEE, its successors in
5 interest and/or assigns,

6 Plaintiff,

7 v.

8 UNKNOWN HEIRS OF DELBERT W.
9 SETTLE; DAYLE L. ROBNETT, AS AFFIANT
10 OF THE ESTATE OF DELLBERT W.
11 SETTLE; DAYLE L. ROBNETT
12 INDIVIDUALLY; SHERRY L. PSCHERNIG;
13 UNITED STATES OF AMERICA; STATE OF
14 OREGON; AND OCCUPANTS OF THE
15 PREMISES,

16 Defendants.

Case No. 1500563CV

RELEASE AND CANCELLATION OF
NOTICE OF LIS PENDENS

17 Pursuant to ORS 93.740, the undersigned states:

18 1.

19 NOTICE IS HEREBY GIVEN pursuant to ORS 93.740, the general judgment of
20 foreclosure and sale and declaratory relief entered in the register of the above entitled court on
21 December 21, 2015 has been satisfied wholly by the sale of the real property subject to this action.
22 This is notice of that satisfaction and is a release and cancellation of the Lis Pendens recorded on
23 February 26, 2015 under Instrument No. 2015-001755. The description of the real property affected
24 by the action is as follows:
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RELEASE AND CANCELLATION OF
NOTICE OF LIS PENDENS - 2

1225.50103

RCO
LEGAL, P.C.

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

1 A PIECE OR PARCEL OF LAND SITUATE IN SECTION 31 T.
2 39 S., R. 13 E., W.M., CONTAINING 84 ACRES, MORE OR
3 LESS; BEING SUBJECT TO ALL RIGHTS OF WAY AND/OR
4 EASEMENTS OF RECORD OR APPARENT ON THE
5 PREMISES; AND BEING MORE PARTICULARLY DESCRIBED
6 AS FOLLOWS:

7 THE SE1/4 NE1/4 NE1/4 AND THE S1/2 NE1/4 OF SECTION 31,
8 T. 39 S., R 13 E., W. M.

9 SAVING AND EXCEPTING THEREFROM THAT PORTION OF
10 THE SW1/4 NE1/4 OF SAID SECTION 31 CONVEYED IN VOL.

11 M73 PAGE 1253 OF KLAMATH COUNTY DEED RECORDS
12 DESCRIBED AS FOLLOWS:

13 BEGINNING AT THE CENTER OF SECTION 31, T. 39S., R. 13E,
14 W.M., THENCE NORTH 626.8 FEET; THENCE EAST 417.4
15 FEET ; THENCE SOUTH 626.8 FEET; THENCE WEST 417.4
16 FEET TO THE POINT OF BEGINNING.

17 TOGETHER WITH THE PORTION DEEDED BY VIRGINIA J.
18 KENT TO DELBERT W. & JANICE I. SETTLE RECORDED
19 APRIL 30, 2008 AS 2008-006262, RECORDS OF KLAMATH
20 COUNTY, OREGON, DESCRIBED AS FOLLOWS:

21 A PARCEL OF LAND SITUATED IN SECTION 31, TOWNSHIP
22 39 SOUTH, RANGE 13 EAST OF THE WILLAMETTE
23 MERIDIAN, KLAMATH COUNTY, OREGON, BEING MORE
24 PARTICULARLY DESCRIBED AS THAT PORTION OF THE
25 NE1/4 SE1/4 LYING NORTHWEST OF GERBER ROAD;
26 CONTAINING 2.6 ACRES, MORE OR LESS; REFERENCE
KLAMATH COUNTY PROPERTY LINE ADJUSTMENT 13-00.

LESS AND EXCEPT THAT PORTION DEEDED BY DELBERT
W. & JANICE L. SETTLE TO VIRGINIA J. KENT RECORDED
APRIL 24, 2008 AS 2008-005947, RECORDS OF KLAMATH
COUNTY, OREGON, DESCRIBED AS FOLLOWS:

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1 A PARCEL OF LAND SITUATED IN SECTION 31, TOWNSHIP
2 39 SOUTH, RANGE 13 EAST OF THE WILLAMETTE
3 MERIDIAN, KLAMATH COUNTY, OREGON, BEING MORE
4 PARTICULARLY DESCRIBED AS THAT PORTION OF THE
5 SE1/4 NE1/4 LYING SOUTHEAST OF GERBER ROAD;
6 CONTAINING 3.7 ACRES, MORE OR LESS, REFERENCE
7 KLAMATH COUNTY PROPERTY LINE ADJUSTMENT 13-00.

8 Commonly known as 47209 Gerber Road, Bonanza, Oregon 97623.

9 DATED this 27 day of July, 2017.

10 RCO LEGAL, P.C.

11 By: Calvin Knickerbocker
12 Calvin Knickerbocker, OSB # 050110
13 Attorney for Plaintiff
14 511 SW 10th Ave., Ste. 400
15 Portland, OR 97205
16 Phone: 503.977.7840 Fax: 503.977.7963
17 cknickerbocker@rcolegal.com

18 STATE OF OREGON)
19) ss.
20 COUNTY OF MULTNOMAH)

21 The foregoing instrument was signed and ~~sworn~~ (or affirmed) before me on this 27
22 day of July, 2017, by Calvin Knickerbocker as Attorney of RCO Legal, P.C.



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NOTARY PUBLIC for Oregon
Multnomah County
My commission expires: May 22, 2020

RELEASE AND CANCELLATION OF
NOTICE OF LIS PENDENS - 2

1225.50103

RCO
LEGAL, P.C.

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