RECORDING COVER SHEET PER ORS 205.234 THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DOES NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

2018-000322 Klamath County, Oregon

01/09/2018 11:13:01 AM

Fee: \$57.00

AFTER RECORDING RETURN TO:

McCarthy & Holthus LLP

920 SW 3rd Ave, 1st Floor Portland, OR 97204
M&H File No.: OR-15-671391-JUD
1. TITLE OF THE TRANSACTION (ORS 205.234a) SHERIFF'S DEED
2. Direct Party/Grantor(s) and Address:(ORS 205.160) Klamath County Sheriff's Office 3300 Vandenberg Rd Klamath Falls, OR 97603
3. Indirect Party/Grantee(s)/Plaintiff and Address:(ORS 205.1251a and 205.160)
Federal Home Loan Mortgage Corporation ("Freddie Mac")
5000 Plano Parkway
Carrollton, TX 75010
4. Trustor(s)/Defendant(s) and Address: Anthony Mahoney 1841 Hope Street Klamath Falls, OR 97603
5. TRUE AND ACTUAL CONSIDERATION PAID (ORS 93.030) \$ \$72,000.00
6. SEND TAX STATEMENTS TO: Federal Home Loan Mortgage Corporation ("Freddie Mac")
5000 Plano Parkway
Carrollton, TX 75010
7. If this instrument is being Re-Recorded, complete the following statement: (ORS 205.244)
Being Re-Recorded to correct
Previously recorded as Document No.

SHERIFF'S DEED

Grantor:

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

Grantee:

FEDERAL HOME LOAN MORTGAGE CORPORATION ("FREDDIE MAC")

After recording return to:

McCathy & Holthus, LLP

920 SW 3rd Avelnue, 1st Floor

Portland, OR 97204

Until requested otherwise send all tax

statements to:

FEDERAL HOME LOAN MORTGAGE CORPORATION ("FREDDIE MAC") 5000 Plano Parkway Carrollton, TX 75010 SPACE RESERVED FOR RECORDER'S USE

THIS INDENTURE, Made this 12/11/2017, by and between Chris Kaber, Sheriff of Klamath County,
Oregon, hereinafter called the grantor, and FEDERAL HOME LOAN MORTGAGE CORPORATION ("FREDDIE MAC"), hereinafter called the grantee: WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 15CV21907, Klamath County Sheriff's Office Number J16-0135, in which DITECH FINANCIAL LLC was plaintiff(s) and ANTHONY MAHONEY, OCCUPANTS OF THE PROPERTY was defendant(s), in which a Writ of Execution in Foreclosure, which was issued on 12/06/2016, directing the sale of that real property, pursuant to which, on 05/08/2017 the real property was sold, subject to redemption, in the manner provided by law, for the sum of \$72,000.00, to DITECH FINANCIAL 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.

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 73, PLEASANT HOME TRACTS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

The property is commonly known as:

1841 HOPE STREET, 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.

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



OFFICIAL STAME KATIE LYNNE BROW TARY PUBLIC - ORE MMISSION NO. 951 JISSION EXPIRES JUNE 28 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.

Chris Kaber, Sheriff of Klamath County, Oregon

Deputy Becky Collins

STATE OF OREGON)

County of Klamath

This instrument was acknowledged before me on Alloa

by Becky Collins, Deputy for Chris Kaber, as Sheriff of Klamath County.

OFFICIAL STAMP
KATIE LYNNE BROWN
NOTARY PUBLIC - OREGON
COMMISSION NO. 951875
MY COMMISSION EXPIRES JUNE 29, 2020

Notary Public for the State of Oregon

My commission expires:

NN :GON 875 , 2020