

Print Form

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RECORDING COVER SHEET

(Please print or type)

2019-002166

Klamath County, Oregon

03/11/2019 08:36:01 AM

Fee: \$92.00

Recording Office

After recording return to:

ORS 205.234(1)(c)

PDX PAYMENT SOLUTIONS, LLC

PO BOX 8043

PORTLAND, OR 97204

1. Title(s) of the transaction(s)

ORS 205.234(1)(a)

DEED

2. Direct party(ies) / grantor(s)

ORS 205.234(1)(b)

ALVIS C. SMITH

3. Indirect party(ies) / grantee(s) Trust Deed / Mortgage Assignee Address

ORS 205.234(1)(b)&(g)

PDX PAYMENT SOLUTIONS LLC

4. True and actual consideration:

ORS 205.234(1) Amount in dollars or other

\$

Other: GOOD AND VALUABLE

5. Send tax statements to:

ORS 205.234(1)(e)

PDX PAYMENT SOLUTIONS, LLC

PO BOX 8043

PORTLAND, OR 97204

6. Satisfaction of lien, order, or warrant:

ORS 205.234(1)(f)

☐

FULL

☐

PARTIAL

7. The amount of the monetary obligation imposed by the lien, order, or warrant:

ORS 205.234(1)(f)

\$

8. Previously recorded document reference:

9. If this instrument is being re-recorded complete the following statement:

ORS 205.244(2)

"Rerecorded at the request of

to correct

previously recorded in book and page , or as fee number ."

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After Recording Return to:

PDX Payment Solutions, LLC
PO Box 8043
Portland, OR 97204

**CONVEYANCE
OF CERTAIN POST-FORECLOSURE RIGHTS AND INTERESTS
PERTAINING TO REAL PROPERTY IN OREGON**

FOR VALUE RECEIVED, Alvis C. Smith, in relation to her interest in the real and/or personal property interests herein described, (hereinafter collectively, "Grantor") hereby conveys and assigns to **PDX Payment Solutions LLC**, (hereinafter, "Grantee"), all of Grantor's right, title, claim and interest to any and all transferrable, conveyable and assignable interests, whether tangible, intangible, or on expectation of inheritance, and inclusive of interests which may be described as realty and personalty encompassing any excess or surplus proceeds of sale, and any other similar rights, interests or proceeds resulting from the judicial foreclosure by Sheriff's levy and execution sale under **Klamath County Case No. 16CV31323** of the following described real property:

LOT 10 OF LAMRON HOMES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY OF KLAMATH COUNTY, OREGON.

Commonly known as: 5133 Barry Avenue, Klamath Falls, Oregon 97603.

Grantor authorizes Grantee to record this Conveyance in the real property or deed records of the county where any part of said Property is located and to notify any third party of this Conveyance.

This Conveyance expressly includes all rights to the receipt of and all interest in any and all excess proceeds or surplus funds which may heretofore have been owned by, disbursed to, or received by Grantor in relation to foreclosure of the above-described Property, and any other similar foreclosed borrower right or interest under ORS Chapters 18 or 86 or other applicable law. Grantor expressly instructs the court, Trustee, state officer or agent, or any other presiding authority or receiver to pay any such excess or surplus proceeds of said sale to Grantee and not to Grantor.

Grantee shall have the right to present the this Conveyance and/or a demand based upon the rights herein transferred in order to: (i) Collect from the court or trustee in Grantee's own name any excess or surplus funds or proceeds that are due or may become due to the pre-foreclosure property owner / defendant under the above-stated foreclosure case;

and/or (ii) obtain a court order for appropriate relief or action pertaining to the same or requiring the court or state administrator to disburse any and all remaining excess or surplus funds or proceeds resulting from the Trustee's sale or Sheriff's execution sale of the herein described real property to Grantee; and/or (iii) make a claim for recovery and payment to Grantee of the whole of such excess or surplus funds or proceeds to the State Land Board / Division of State Lands, or any other state agency, receiver, trustee, holder or bailiff as the case may be.

The true consideration for this conveyance is other good and valuable consideration given and received.

Dated, 2/4/19

x Alvis C. Smith
Alvis C. Smith

STATE OF OREGON

County of CLATSOP

I certify that I know or have satisfactory evidence that Alvis C. Smith is the individual who appeared before me on FEBRUARY 4, 2019 [date], and said individual acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes set forth in the instrument.

[Signature]
Notary Public
My Commission Expires: 10-15-22

