

**RECORDING COVER SHEET** (Please print or type )

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**2019-012422****Klamath County, Oregon****10/23/2019 03:21:01 PM****Fee: \$92.00**

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Recording Office*

**After recording return to:** ORS 205.234(1)(c)

ZBS LAW, LLP  
30 CORPORATE PARK, SUITE 450  
IRVINE, CA 92606

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

ORS 205.234(1)(a)

**NOTICE OF PENDENCY OF ACTION****2. Direct Party(ies) / grantor(s)**

Name(s)

ORS 205.234(1)(b)

U.S. Bank National Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2016-CTT

**3. Indirect Party(ies) / grantees(s)**

Name(s)

ORS 205.234(1)(b)

WILLIAM S. SNYDER; and ALL OTHER UNKNOWN PARTIES CLAIMING ANY RIGHT, TITLE, LIEN OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 21889 Highway 140 E, Dairy, OR 97625

**4. True and actual consideration:****5. Send tax statements to:**

ORS 205.234(1)(e)

ORS 205.234(1) Amount in dollars or other

\$

Other: \_\_\_\_\_

Rushmore Loan Management Services  
15480 Laguna Canyon Rd., Ste 100  
Irvine, CA 92618

**6. Satisfaction of lien, order, or warrant****7. The amount of the monetary obligation imposed**

ORS 205.234(1)(f)

**by the lien, order, or warrant:**

ORS 205.234(1)(f)

\_\_\_ FULL \_\_\_ PARTIAL

\$ \_\_\_\_\_

**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 \_\_\_\_\_.”

1  
2  
3  
4 **IN THE CIRCUIT COURT OF THE STATE OF OREGON**  
5 **FOR THE COUNTY OF KLAMATH**  
6

7 U.S. BANK NATIONAL ASSOCIATION, NOT  
8 IN ITS INDIVIDUAL CAPACITY BUT  
9 SOLELY AS TRUSTEE FOR THE RMAC  
TRUST, SERIES 2016-CTT ,

10 Plaintiff,

11 vs.

12 WILLIAM S. SNYDER; and ALL OTHER  
13 UNKNOWN PARTIES CLAIMING ANY  
14 RIGHT, TITLE, LIEN OR INTEREST IN THE  
REAL PROPERTY COMMONLY KNOWN  
AS 21889 Highway 140 E, Dairy, OR 97625,

15 Defendants.

Case No.: 19CV43297

**NOTICE OF PENDENCY OF ACTION**

16  
17 NOTICE IS HEREBY GIVEN that an action has been instituted and is now pending in  
18 the Circuit Court of the State of Oregon, in and for the County of Klamath, upon the complaint of  
19 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT  
20 SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT ("Plaintiff"), against the  
21 above-named defendants WILLIAM S. SNYDER and ALL OTHER UNKNOWN PARTIES  
22 CLAIMING ANY RIGHT, TITLE, LIEN OR INTEREST IN THE REAL PROPERTY  
23 COMMONLY KNOWN AS 21889 Highway 140 E, Dairy, OR 97625, that the object of that  
24 action is a judicial foreclosure on Plaintiff's lien in first position on the property, securing  
25 Plaintiff's loan to the same extent, with interest, on the real property located at: 21889 Highway  
26 140 E, Dairy, OR 97625 with a legal description of:

27 NOTICE OF PENDENCY OF ACTION

-1-

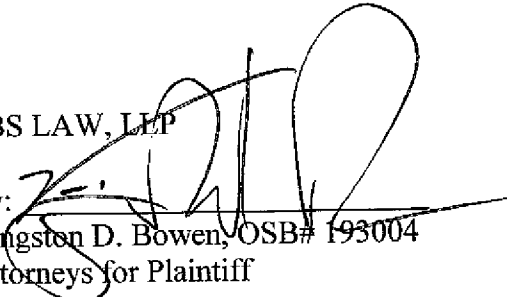
28  
ZBS Law, LLP  
One World Trade Center  
121 Southwest Salmon St., 11<sup>th</sup> Floor  
Portland, OR 97204  
714-848-7920  
jmyers@zbslaw.com  
alabrecque@zbslaw.com

1 A Parcel of land situate in Section 34, Township 38 South, Range 11 1/2 East of the  
2 Willamette Meridian, Klamath County, Oregon, more particularly described as  
3 follows:

4 Beginning at the Northwest corner of the SW1/4 NW1/4 of section 34, Township 38  
5 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon;  
6 thence Easterly along the North line of the SW1/4 NW1/4 of said Section 34, 218.63  
7 feet; thence leaving said North line South 11° 32' 30" East, 478.80 feet to a point on  
8 the Northerly right of way line of State Highway Number 140; thence South 60° 48'  
9 50" West along said right of way line 306.17 feet to a point on the West line of said  
10 Section 34; thence North along the West line of said Section 34, 644.76 feet to the  
11 point of beginning:

12 DATED: October 23, 2019

ZBS LAW, LLP

13 By:   
14 Kingston D. Bowen, OSB# 193004  
15 Attorneys for Plaintiff

16 A notary public or other officer completing this certificate  
17 verifies only the identity of the individual who signed the  
18 document to which this certificate is attached, and not  
19 the truthfulness, accuracy, or validity of that document.

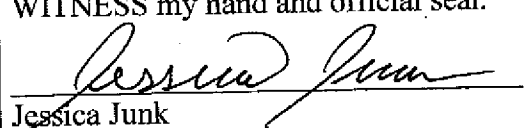
20 State of Washington

21 County of King

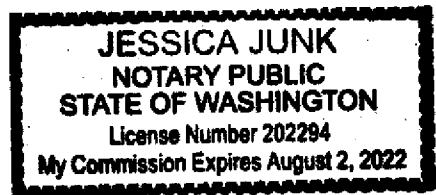
22 On October 23, 2019, before me, Jessica Junk, a Notary Public, personally appeared, Kingston D.  
23 Bowen, who proved to me on the basis of satisfactory evidence to be the person(s) whose  
24 name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they  
25 executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s)  
26 on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed  
27 the instrument.

28 I certify under PENALTY OF PERJURY under the laws of the State of Washington that the  
foregoing paragraph is true and correct.

WITNESS my hand and official seal.

29   
30 Jessica Junk

(Seal)



31 NOTICE OF PENDENCY OF ACTION

-2-

32 ZBS Law, LLP  
33 One World Trade Center  
34 121 Southwest Salmon St., 11<sup>th</sup> Floor  
35 Portland, OR 97204  
36 714-848-7920  
37 [jmyers@zbslaw.com](mailto:jmyers@zbslaw.com)  
38 [alabrecque@zbslaw.com](mailto:alabrecque@zbslaw.com)