

Recording Cover Sheet

**When recorded mail to and
Mail tax statements to:**

Law Offices of Jason C. Tatman
5677 Oberlin Dr., Ste 210
San Diego, CA 92121

TS# LO-32800-OR

Title of the Transactions:

Declaration of Mailing

Borrower/Trustor:

Karen E. Johnson and Jim A. Rose

Lender/Beneficiary

NWC Receivables Trust

Legal:

Lots 8 through 12, Block 30 Crescent, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, together with the one-half portion of vacated alley adjacent to said lots which inure thereto.

Deed of Trust: recorded 6/24/2009 #2009-008747

APN: R-2409-030DB-09200-000

Property Address:

212 Steven St., Crescent, OR 97733

DECLARATION OF MAILING

Reference No: LO-32800-OR
Mailing Number: 0006915-01
Type of Mailing: ORMISC



STATE OF CALIFORNIA }
 } SS
COUNTY OF SAN DIEGO }

I, Charlene Broussard, declare as follows:

I am, and at all times herein mentioned, a citizen of the United States, over the age of eighteen years and a resident of San Diego County, California. I am not a party to the action/matter identified in the document(s) referenced below. My business address is iMailTracking, LLC, 9620 Ridgehaven Ct., Ste. A, San Diego, CA 92123.

At the request of Nationwide Reconveyance, LLC on 9/16/2022, I deposited in the United States mail a copy of the attached document(s), in separate sealed envelopes, in accordance with the checked mailing classes defined below, postage prepaid, to the address list on exhibit A, attached hereto and made a part hereof.

- ☒ First Class
- ☐ Certified
- ☐ First Class with Certificate of Mailing
- ☒ Certified with Return Receipt
- ☐ Certified with Return Receipt and Restricted Delivery
- ☐ Certified with Electronic Return Receipt
- ☐ Registered
- ☐ Registered International

Additional Services provided during the production of this mail order (if any):
None

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

September 19, 2022 San Diego, California
Date and Location

[Signature]
Declarant

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

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

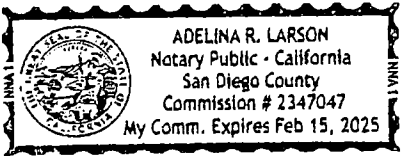
On September 19, 2022 before me, Adelina R. Larson
personally appeared Charlene Broussard, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on this instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.

Signature [Signature]

(Seal)



FORECLOSURE AVOIDANCE MEASURE NOTICE

YOU MAY LOSE YOUR PROPERTY IF YOU DO NOT TAKE ACTION IMMEDIATELY

Homeowner/Grantor:	Karen E. Johnson & Jim A. Rose
Lender/Beneficiary:	NWC Receivables Trust
Property Address:	212 Stevens St, Crescent, OR 97733

Your Lender has determined that:

- ☐ You are not eligible for any foreclosure avoidance measure offered by your lender. The following foreclosure avoidance measures were considered but you are not eligible for them. The basis for the Lender's determination is (must be described with specificity in plain language):

- ☒ You are not in compliance with the terms of an agreement with your Lender for forbearance, a temporary or permanent loan modification, a short sale, a deed-in-lieu of foreclosure, or another foreclosure avoidance measure. The basis for the Lender's determination is (must be described with specificity in plain language):

Homeowner has not requested or followed the procedures for any foreclosure avoidance measure

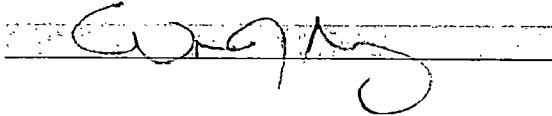
Your property is currently set for sale on 10am on 12/30/2022 (time/date) at Inside the main lobby of the Klamath* (location). If you disagree with your Lender's determination, you should seek legal advice immediately.

*Falls County Courthouse, 316 Main Street, Klamath Falls.

There are government agencies and nonprofit organizations that can give you information about foreclosure and help you decide what to do. For the name and telephone number of an organization near you, please call 211 or visit www.oregonhomeownersupport.gov. If you need help finding a lawyer, call the Oregon State Bar's Lawyer Referral Service online at www.oregonstatebar.org or by calling (503) 684-3763 (in the Portland metropolitan area) or toll-free elsewhere in Oregon at (800) 452-7636. Free legal assistance may be available if you are very low income. For more information and a directory of legal aid programs, go to www.oregonlawhelp.org.

[Beneficiary/Beneficiary's Agent]

By:



Date:

9/16/22

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[Beneficiary/Beneficiary's Agent]

By:



Date:

7/16/22

Exhibit A to Declaration of Mailing

Postal Class: First Class
Mail Date: 09/16/2022
Type of Mailing: ORMISC
Attachment: 0006915-01 000 20220916 Nationwi000391

Sender: Nationwide Reconveyance, LLC
5677 Oberlin Drive, Suite 210
San Diego CA 92121

2	(11)9690024836369509 Karen E. Johnson 212 Stevens St Crescent, OR 97733
4	(11)9690024836369530 Jim A. Rose 212 Stevens St Crescent, OR 97733
6	(11)9690024836369554 Occupants/Tenants 212 Stevens St Crescent, OR 97733
8	(11)9690024836369592 Karen E. Johnson PO Box 271 Crescent, OR 97733-0271
10	(11)9690024836369622 Jim A. Rose PO Box 271 Crescent, OR 97733-0271

Exhibit A to Declaration of Mailing

Postal Class: Certified - Ret
Mail Date: 09/16/2022
Type of Mailing: ORMISC
Attachment: 0006915-01 000 20220916 Nationwi000391

Sender: Nationwide Reconveyance, LLC
5677 Oberlin Drive, Suite 210
San Diego CA 92121

- | | |
|---|---|
| 1 | 71969002484071795243
Karen E. Johnson
212 Stevens St
Crescent, OR 97733 |
| 3 | 71969002484071795250
Jim A. Rose
212 Stevens St
Crescent, OR 97733 |
| 5 | 71969002484071795267
Occupants/Tenants
212 Stevens St
Crescent, OR 97733 |
| 7 | 71969002484071795274
Karen E. Johnson
PO Box 271
Crescent, OR 97733-0271 |
| 9 | 71969002484071795281
Jim A. Rose
PO Box 271
Crescent, OR 97733-0271 |

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