

**2022-011910**

**Klamath County, Oregon**

10/04/2022 11:35:01 AM

Fee: \$92.00

**RECORDING COVER SHEET**

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

**AFTER RECORDING RETURN TO:**

Janeway Law Firm, LLC formerly known as Shapiro and Sutherland, LLC

1499 SE Tech Center Place

Suite 255

Vancouver, WA 98683

JLF File No. 19-125960

**1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)**

Affidavit of Compliance with O.R.S. 86.748(1)

**2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160**

JPMorgan Chase Bank, National Association

**3) INDIRECT PARTY / GRANTEE(S) ORS 205.125(1)(a) and 205.160**

Elmer W. Baird Sr

**4) TRUE AND ACTUAL CONSIDERATION | 5) SEND TAX STATEMENTS TO:**

ORS 93.030(5) – Amount in dollars or other

\$ \_\_\_\_\_ Other \_\_\_\_\_

**6) SATISFACTION of ORDER or WARRANT | 7) The amount of the monetary**

ORS 205.125(1)(e)

CHECK ONE: FULL

(If applicable) PARTIAL

| obligation imposed by the order

| or warrant. ORS 205.125(1)(c)

| \$ \_\_\_\_\_

**8) If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS 205.244: “RERECORDED AT THE REQUEST OF \_\_\_\_\_ TO CORRECT \_\_\_\_\_ PREVIOUSLY RECORDED IN BOOK \_\_\_\_\_ AND PAGE \_\_\_\_\_, OR AS FEE NUMBER \_\_\_\_\_.”**

AFTER RECORDING, RETURN TO:  
Janeway Law Firm, LLC  
1499 SE Tech Center Place, Suite 255  
Vancouver, WA 98683  
19-125960

**AFFIDAVIT OF COMPLIANCE**  
executed pursuant to Oregon Revised Statutes, Section 86.748

<b>Grantor:</b>	Elmer W. Baird Sr
<b>Beneficiary:</b>	JPMorgan Chase Bank, National Association
<b>Property Address:</b>	5637 Cottage Avenue, Klamath Falls, OR 97603
<b>Instrument Recording No./ Date or Legal Description</b>	Instrument No. 2006-024930 / December 18, 2006  Lot 81, PLEASANT HOME TRACTS NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

I, the undersigned, being duly sworn, hereby state that:

- (1) I am a [title] **Vice President** for JPMorgan Chase Bank, N.A. ("Chase"), the loan servicer for/and the present beneficiary of the above referenced residential trust deed. I am over the age of 18 and competent to testify as to the matters contained in this affidavit.
- (2) I make this affidavit based on my review of Chase's business records, including the business records related to the property identified above, and from my own personal knowledge of how they are kept and maintained. The loan records are maintained by Chase in the course of its regularly conducted business activities and are made at or near the time of the event, by or from information transmitted by a person with knowledge.
- (3) ☒ Chase did not determine that the grantor is not eligible for any foreclosure avoidance measure.
- (4) ☐ Chase determined that the grantor is not eligible for a foreclosure avoidance measure or that the grantor has not complied with the terms of a foreclosure avoidance measure to which the grantor has agreed. Within 10 days of making that determination, Chase mailed the grantor written notice that explains in plain language that:
  - ☐ the grantor is not eligible for a foreclosure avoidance measure; or
  - ☐ the grantor has not complied with the terms of a foreclosure avoidance measure to which the grantor and beneficiary had agreed.

- (5) As shown by the facts stated in the preceding paragraphs, the present beneficiary has complied with the requirements set forth in ORS 86.748(1).

JPMorgan Chase Bank, National Association

  
(Signature)

Yesny Winkels

(Printed name of person signing this affidavit)

Title: Vice President

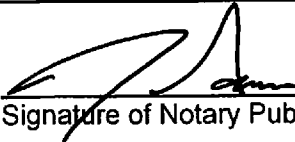
Date: 09/26/2022

State of FLORIDA )  
 ) ss.  
County of DUVAL )

Physically Appeared

Signed and sworn to (or affirmed) before me by means of Physical Presence

This 26 day of September, 20 22 by  
Yesny Winkels

 09-26-2022  
Signature of Notary Public – State of Florida

David Lee Senesac  
Printed Name

My commission expires: 05-05-2026

Personally Known OR

Produced Identification: NA

Type of Identification Produced: DS

Notary Public State of Florida

