

AFTER RECORDING RETURN TO:
Aldridge Pite, LLP
1050 SW 6th Ave, Suite 1100
Portland, OR 97204
001217-000467

2023-001110
Klamath County, Oregon
02/16/2023 02:48:02 PM
Fee: \$102.00

Cover page for recording stamp

SHERIFF'S DEED
Klamath County Case 19CV14731

REVERSE MORTGAGE FUNDING, LLC,
PLAINTIFF,
V.

LAURA LIMB, as Personal Representative of THE ESTATE OF JOAN ELLEN DEAN; RHONDA BOATNER;
KIMBERLY WRIGHT; HEATHER WRIGHT; JONATHAN WRIGHT; ANGELA DEAN; TAMMY WEIR;
RANDY DEAN; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; STATE OF OREGON; UNITED
STATES OF AMERICA; and ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT,
TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 1542 DAYTON STREET,
KLAMATH FALLS, OR 97603-3804,
DEFENDANTS.

SHERIFF'S DEED

Grantor:

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

Grantee:

REVERSE MORTGAGE FUNDING LLC

After recording return to:

**Aldridge Pite, LLP
1050 SW 6th Ave, Suite 1100
Portland, OR 97204**

SPACE RESERVED
FOR
RECORDER'S USE

Until requested otherwise send all tax
statements to:

**Celink
888 East Walnut St
Pasadena, CA 91101**

THIS INDENTURE, made this 02/08/2023, by and between Chris Kaber, Sheriff of Klamath County, Oregon, hereinafter called the grantor, and Reverse Mortgage Funding LLC, hereinafter called the grantee; WITNESSETH:

RECITALS: In a suit in the Circuit Court of the State of Oregon for Klamath County, Court Case Number 19CV14731, Klamath County Sheriff's Office Number S22-0316, in which REVERSE MORTGAGE FUNDING LLC was plaintiff(s) and LAURA LIMB, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JOAN ELLEN DEAN; RHONDA BOATNER; KIMBERLY WRIGHT; HEATHER WRIGHT; JONATHAN WRIGHT; ANGELA DEAN; TAMMY WEIR; RANDY DEAN; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; STATE OF OREGON; UNITED STATES OF AMERICA; AND ALL OTHER PERSONS OR PARTIES UNKNOWN CLAIMING ANY RIGHT, TITLE, LIEN, OR INTEREST IN THE REAL PROPERTY COMMONLY KNOWN AS 1542 DAYTON STREET, KLAMATH FALLS, OR 97603-3804, was defendant(s), in which a Writ of Execution, which was issued on 02/18/2022, directing the sale of that real property, pursuant to which, on 06/29/2022 the real property was sold, subject to redemption, in the manner provided by law, for the sum of \$204,151.62, to REVERSE MORTGAGE FUNDING 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 8 IN BLOCK 3 OF BRYANT TRACTS NO. 2, 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: 1542 DAYTON STREET, KLAMATH FALLS, OR 97603-3804.

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 \$56.00.

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 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



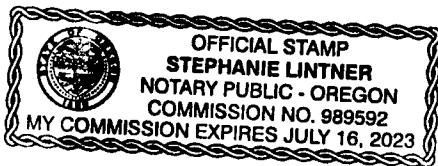
LAWS 2007, AND SECTIONS 2 TO 9 AND 17,
CHAPTER 855, OREGON LAWS 2009, AND
SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS
2010.

Chris Kaber, Sheriff of Klamath County, Oregon

Vickie Chew
Deputy Vickie Chew

STATE OF OREGON)
) ss
County of Klamath)

This instrument was acknowledged before me on 2-8-23,
by Vickie Chew, Deputy for Chris Kaber, as Sheriff of Klamath County.



S. Lintner
Notary Public for the State of Oregon
My commission expires: July 16, 2023

NOTARY PUBLIC - OREGON
COMMISSION NO. 989592
EXPIRES JULY 16, 2023

Klamath County Sheriff's Office
3300 Vandenberg Road
Klamath Falls, OR 97603
541-883-5130

00108758
02/08/2023
11:17 AM

Aldridge Pite LLP
3525 Piedmont Rd N.E. Ste 700
Atlanta GA 30305-1608

Sheriff Fees	56.00
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Sheriff's Deed S22-0316	19CV14731
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CHECK	271977	56.00
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