

2024-004784

Klamath County, Oregon

06/13/2024 12:17:02 PM

Fee: \$97.00

**APPLICATION AND CERTIFICATION
EXEMPTING A MANUFACTURED STRUCTURE FROM
OWNERSHIP DOCUMENT**

(For County Recorders Use)

After recording return to:
Triad Financial Services, Inc. - LH Titling Elizabeth Clark
13901 Sutton Park Dr S Ste 300 Jacksonville, FL 32224

Send all future tax bills to:

18310 Kotya Lane, Bly OR 97622Check appropriate box: ☒ New home ☐ Existing home - X Plate Number (if applicable) _____**LEGAL DESCRIPTION OF MANUFACTURED STRUCTURE**

YEAR 2022	MAKE <u>Champion</u>	ORE557322/3 HUD number	245-000-H-A101054AB VEHICLE IDENTIFICATION NUMBER (VIN)	28 WIDTH	56 LENGTH
Home ID	18 County ID Number	18310 Kotya Lane, Bly OR 97622 Situs Address			

Legal description per **ORS 93.600** or reference number of previously recorded deed: (attach additional sheets if needed)
 Map and Tax Lot Number: **406554**

See Attached EXHIBIT A

PRINTED NAME OF OWNER(S) Leland Glen Hunter

PRINTED NAME OF OWNER(S) (For additional owners, attach a second sheet)

18310 Kotya Lane, Bly OR 97622

MAILING ADDRESS (If different than situs address)

Triad Financial Services, Inc. 13901 Sutton Park Dr S Ste 300 Jacksonville, FL 32224

SECURITY INTEREST HOLDER NAME AND ADDRESS (If no security interest holder, write "none". Attach additional sheet if needed)

ACKNOWLEDGMENT

County Assessor/Tax Collector or Escrow Officer

Date

CERTIFICATION

I certify that in accordance with ORS 446.626:

- The same person owns the manufactured structure and the real property as described above on which the manufactured structure is or will be situated **OR**
- The owner of the manufactured structure holds a recorded leasehold estate of 20 or more years of the land;
- The manufactured structure is or will be affixed to the real property and subject to taxation by the county in which it is located as an improvement to the real property;
- Each person with a security interest in the manufactured structure and each person with a security interest in the real property approves the exemption from ownership document; and
- This certification is being submitted for recording to the county clerk for the county in which the real property is located. A copy of said recorded document is being provided to the County Assessor in addition to the DCBS Manufactured Structure Notice of Sale Form 440-2952.

X SIGNATURE OF OWNER Leland Glen Hunter by POA Elizabeth Clark

X SIGNATURE OF OWNER _____

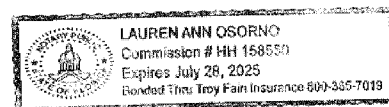
State of FL ~~Oregon~~, County of Duval

The foregoing instrument was acknowledged
 before me this 13 day of June, 20 24
 by Leland Glen Hunter by POA Elizabeth Clark

Signature of Notary Public _____

My commission expires: _____

NOTARY



Revised 9.1.05

EXHIBIT "A"

**Lot 16 in Block 1 of BLEY-WAS HEIGHTS, according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon.**



Power of Attorney

I/We hereby appoint Triad Financial Services, Inc., Elizabeth Clark, as my/our attorney-in-fact to apply for a certificate or duplicate certificate of title, and to register and/or transfer title, or record a lien to the described as follows:

2022	Champion Home Builders	2F1272CT
Year	Make	Model
245-000-H-A101054AB		56 X 28
Serial No.		Size

and for said purposes to sign my/our name and do all things necessary to this appointment.

5/13/22
Date

X Leland Glen Hunter
Leland Glen Hunter

Date

X _____

Subscribed and sworn to before me this

13 day of September, 2022
Leland Glen Hunter

Notary Public



My Commission Expires: 9/27/2025

For Your Customer. For You.



For More Than 50 Years.

(fax)

CERTIFICATE OF ORIGIN FOR A MANUFACTURED HOME

**CHAMPION
HOME BUILDERS**

DATE: 02/05/22 YEAR: 2022 INVOICE NO.: 245-A101054
SERIAL NO.: 245-000-H-A101054AB BRAND: West Ridge
NO. WHEELS: 20 NO. AXLES: 10 SHIPPING WEIGHT: 57,400
SERIES OR MODEL: 2F 1272 CT BASE DESCRIPTION: 56X28 2CK 2B
DATE OF MANUFACTURE: 02/02/22 WIDTH: 27'0" LENGTH: 56'0"

The undersigned Manufacturer hereby certifies that the new manufactured home described herein, the property of the manufacturer, has been transferred on the date set forth herein, subject to the terms and conditions of the invoice or other applicable agreement with the designated Distributor/Dealer.

J & M Homes, LLC.
J & M Homes, LLC.
12901 SE 97th Ave #100
Clackamas, OR 97015

The manufacturer certifies that a good and marketable title is being transferred and that no other valid manufacturer's certificate of origin is issued and outstanding on the manufactured home described herein.

Champion Home Builders, Inc.

BY: _____

(SIGNATURE OF AUTHORIZED REPRESENTATIVE)

(AGENT)

550 Booth Bend Rd
P.O. Box 388
MCMINNVILLE, OR 97128

C000425055

CITY: STATE