2025-002342

Klamath County, Oregon 04/01/2025 10:58:01 AM

Fee: \$87.00

AFTER RECORDING, RETURN TO:

Nancy K. Cary Hershner Hunter, LLP P.O. Box 1475 Eugene, OR 97440 (541) 686-8511

NOTICE OF PENDENCY OF AN ACTION

Pursuant to ORS 93.740, the undersigned states:

- 1. As plaintiff, Umpqua Bank has filed an action in the Circuit Court for Klamath County, State of Oregon, Case No. 25CV20454.
- 2. The defendants are: Doe 1 and Doe 2, being the occupants of or parties in possession or claiming any right to possession of the Real Property commonly known as 41257 Royal Coachman Drive, Chiloquin, OR 97624; Doe 3 and Doe 4, being the unknown heirs and devisees of Stanley N. Swerdloff, and also all other persons or parties unknown claiming any right, title, lien, or interest in the property described in the Complaint herein; Langaoi Swerdloff; Steven Louis Swerdloff; Michael Andrew Swerdloff; Jeffrey Kendall Swerdloff; Rebecca Marie Swerdloff; and State of Oregon, Department of Human Services, Estate Administration Unit.
- 3. The object of the action is: Declaratory Judgment; Judicial Foreclosure of Real Property.
 - 4. The description of the real property to be affected is:

Lot 8 in Block 1 of PINE RIDGE ESTATES, UNIT 1, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

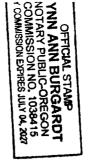
and commonly known as 41257 Royal Coachman Drive, Chiloquin, OR 9/624.

DATED: April 1, 2025.

Nancy K. Cary

Of Attorneys for Plaintiff (30057.31728)





STATE OF OREGON)
) so
COUNTY OF LANE)

The foregoing instrument was acknowledged before me this 1st day of April, 2025, by Nancy K. Cary.

RDT

OFFICIAL STAMP
LYNN ANN BURGARDT
NOTARY PUBLIC-OREGON
COMMISSION NO. 1038415
MY COMMISSION EXPIRES JULY 04, 2027

Notary Public for Oregon

My Commission Expires: 07/04/2027