

After Recording Return to:
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2025-004811
Klamath County, Oregon
06/23/2025 08:25:02 AM
Fee: \$92.00

IN THE CIRCUIT COURT FOR THE STATE OF OREGON
FOR THE COUNTY OF KLAMATH

PHH MORTGAGE CORPORATION,

Plaintiff,

vs.

THE UNKNOWN HEIRS AND DEVISEES
OF ROBERTA HIMBARGER; UNITED
STATES OF AMERICA; OCCUPANTS OF
THE PROPERTY,

Defendants.

Case No.: 24CV03591

RELEASE OF LIS PENDENS

NOTICE IS HEREBY GIVEN that the Notice of Lis Pendens that was recorded on 1/26/2024 with the Clerk of Klamath County Recorder's Office under Instrument No. 2024-000679 is hereby released. The legal description for the Property is described as:

A TRACT OF LAND BEING A PORTION OF LOT 9, AS SHOWN ON THE PLAT MAP ENTITLED "FAIR ACRES SUB-DIVISION NUMBER 1" MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERN LINE OF WIARD STREET, SAID POINT BEING THE SOUTHWESTERN CORNER OF SAID LOT 9 RUNNING THENCE ALONG SAID EASTERN LINE OF WIARD STREET, NORTH 54.60 FEET TO A POINT; THENCE NORTH 88°34'00" EAST 312.26 FEET TO A POINT ON THE EASTERN LOT LINE OF SAID LOT 9; THENCE SOUTH 1°06' EAST 55.95 FEET TO THE SOUTHEASTERN CORNER OF SAID LOT 9; THENCE ALONG THE SOUTHERN LINE OF

SAID LOT 9, SOUTH 88°48'50" WEST 312.26 FEET TO THE POINT OF
BEGINNING.

APN R449624, and commonly known as: 1325 WIARD STREET, KLAMATH FALLS,
OR 97603.

DATED: 6/20/2025

McCarthy & Holthus, LLP

Michael Scott

John Thomas OSB No. 024691

Michael Scott OSB No. 973947

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Of Attorneys for Plaintiff

State of OREGON
County of MULTNOMAH

This instrument was acknowledged before me on June 20, 2025 by
Michael Scott as attorney for PHH Mortgage Corporation.

Kristina Hawkes

Notary Public – State of Oregon

My commission expires: 12-23-28

