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

REVERSE MORTGAGE SOLUTIONS,
INC.,

CASE NUMBER: 1401595CV

Plaintiff,

WRIT OF EXECUTION IN FORECLOSURE

vs.

ESTATE OF DELORES GEORGE JONES,
BRENDEN R. JONES, an individual;
CHRISTOPHER BELDON JONES, an
individual; CYNTHIA MAE JONES, an
individual; JOHNNY LEN JONES, an
individual; LORN P. JONES, an individual;
MARY LOUISE JONES, an individual;
TAYLOR LAMAR JONES, an individual;
VALERIE J. JONES, an individual;
UNKNOWN HEIRS OF DELORES
GEORGE JONES; and all other persons,
parties, or occupants unknown claiming any
legal or equitable right, title, estate, lien, or
interest in the real property described in the
complaint herein, adverse to Plaintiff`s title,
or any cloud on Plaintiff`s title to the
Property.

Defendants.

TO: THE SHERIFF OF KLAMATH COUNTY, OREGON:

1.

WHEREAS, on January 20, 2016, in the above-entitled Court, a General Judgment of
Foreclosure ("Judgment") was entered and docketed in the above-entitled and numbered proceeding

2.

NOW, THEREFORE, IN THE NAME OF THE STATE OF OREGON, you are hereby commanded to sell, in the manner prescribed by law for the sale of real property upon (subject to redemption, if applicable), all of the interest which the Defendants ESTATE OF DELORES GEORGE JONES, BRENDEN R. JONES, CHRISTOPHER BELDON JONES, CYNTHIA MAE JONES, JOHNNY LEN JONES, LORN P. JONES, MARY LOUISE JONES, TAYLOR LAMAR JONES, VALERIE J. JONES, and UNKNOWN HEIRS OF DELORES GEORGE JONES (“Defendants”) had on March 25, 2008, the date of the foreclosed Deed of Trust which was recorded on March 31, 2008, as Instrument No. 2008-004675 in the official records of the Klamath County Recorder’s Office, and/or all of the interest which Defendants had thereafter, in the real property described in the Judgment to satisfy the Judgment as follows:

Lender’s Principal Judgment:

Unpaid Principal Balance:	\$95,722.43
Pre-Judgment Interest from October 23, 2013 to April 6, 2015, the date set forth in the Judgment at 1.720%, per annum, (\$6.69 per diem):	\$2,407.49
Lender’s Fees and Costs:	\$2,895.22
Attorney’s Fees and Costs:	\$8,724.00
Total Judgment Entered:	\$109,749.14

Additional Pre-Judgment Interest: Accrued Interest from April 7, 2015, the day after the date set forth in the Judgment through January 20, 2016, the date of entry of the Judgment, at 1.720%, per annum (\$6.69 per diem):	\$1,926.72
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Total Judgment Entered Including Additional Pre-Judgment Interest:	\$111,675.86
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3.

Additionally, Plaintiff is entitled to the accrual of post-judgment interest on \$111,675.86 at

1 the legal rate of interest of 9% per annum, \$27.53 per diem, from January 21, 2016 to the date the
2 real property subject to the Judgment is sold by the County Sheriff at its foreclosure auction, plus
3 costs of this writ, Sherriff's fees and sale costs, and all other recovered costs pursuant to law.

4 4.

5 The real property subject to this writ of execution is commonly known as 14765 Puckett
6 Road, Klamath Falls, Oregon 97601 ("Property") and described in Exhibit "1" attached hereto.

7 5.

8 The Judgment Creditor's name and address is:

9 REVERSE MORTGAGE SOLUTIONS, INC.

10 8930 S. Beck Avenue, Suite 111

11 Tempe, Arizona 85284-2864

12 The Judgment Creditor's name and address for the purpose of this Writ is:

13 REVERSE MORTGAGE SOLUTIONS, INC.

14 c/o Malcolm & Cisneros, ALC (Attention: Nathan F. Smith)

15 2112 Business Center Drive

16 Irvine, CA 92612

17 949-252-9400

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THEREFORE, in the name of the State of Oregon, you are hereby commanded to seize and sell the Property, in the manner prescribed by law; or so much thereof as may be necessary to satisfy the Judgment, interest, fees, and costs.

MAKE RETURN HEREOF within 60 days after you receive this Writ.



Marcela Flores
March 2, 2017

Submitted by:

Dated: 3/1/17

Nathan F. Smith, OSB #120112
Attorney for Plaintiff
MALCOLM ♦ CISNEROS, A Law Corporation
2112 Business Center Drive, Second Floor
Irvine, California 92612
Phone: (949) 252-9400
Fax: (949) 252-1032
Email: nathan@mclaw.org


 County of KLAMATH
 STATE OF OREGON
 I hereby certify that the within is a
 true and correct copy and the whole
 of the original.
 Clerk of Court
 By: [Signature]
 Date: 4/17/17

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

REVERSE MORTGAGE SOLUTIONS,
INC.,

Plaintiff,

vs.

ESTATE OF DELORES GEORGE JONES,
 BRENDEN R. JONES, an individual;
 CHRISTOPHER BELDON JONES, an
 individual; CYNTHIA MAE JONES, an
 individual; JOHNNY LEN JONES, an
 individual; LORN P. JONES, an individual;
 MARY LOUISE JONES, an individual;
 TAYLOR LAMAR JONES, an individual;
 VALERIE J. JONES, an individual;
 UNKNOWN HEIRS OF DELORES
 GEORGE JONES; and all other persons,
 parties, or occupants unknown claiming any
 legal or equitable right, title, estate, lien, or
 interest in the real property described in the
 complaint herein, adverse to Plaintiff`s title,
 or any cloud on Plaintiff`s title to the
 Property.

Defendants.

CASE NUMBER: 1401595CV

**GENERAL JUDGMENT OF
FORECLOSURE AGAINST:**

1. ESTATE OF DELORES
GEORGE JONES
2. BRENDEN R. JONES
3. CHRISTOPHER BELDON
JONES
4. CYNTHIA MAE JONES
5. JOHNNY LEN JONES
6. LORN P. JONES
7. MARY LOUISE JONES
8. TAYLOR LAMAR JONES
9. VALERIE J. JONES
10. UNKNOWN HEIRS OF
DELORES GEORGE JONES

1.

THIS MATTER, coming on regularly before the Court, and it appearing from the record
 herein that Plaintiff, REVERSE MORTGAGE SOLUTIONS, INC. ("Plaintiff"), filed its Complaint
 for Foreclosure of Deed of Trust; that Defendants ESTATE OF DELORES GEORGE JONES,
 BRENDEN R. JONES, CHRISTOPHER BELDON JONES, CYNTHIA MAE JONES, JOHNNY
 LEN JONES, LORN P. JONES, MARY LOUISE JONES, TAYLOR LAMAR JONES, VALERIE

1 J. JONES, AND UNKNOWN HEIRS OF DELORES GEORGE JONES (collectively referred to as
2 “Defendants”) were duly served with the Summons and Complaint as required by law; that
3 Defendants failed to appear, and that Orders for Entry of Default were entered against Defendants
4 ESTATE OF DELORES GEORGE JONES, BRENDEN R. JONES, CHRISTOPHER BELDON
5 JONES, CYNTHIA MAE JONES, JOHNNY LEN JONES, LORN P. JONES, MARY LOUISE
6 JONES, TAYLOR LAMAR JONES, VALERIE J. JONES, AND UNKNOWN HEIRS OF
7 DELORES GEORGE JONES on Plaintiff’s Complaint, and that Plaintiff is entitled to entry of a
8 General Judgment foreclosing Plaintiff’s deed of trust against the property commonly known as
9 14765 PUCKETT RD, KLAMATH FALLS, OR 97601 (“Property”) and extinguishing any and all
10 interest of the Defendants in the Property.

11 2.

12 The Court being fully advised; it is hereby
13 ORDERED AND ADJUDGED that:

14 3.

15 Plaintiff is the holder of that certain promissory note (“Note”), dated March 25, 2008, in the
16 amount of \$210,000.00, and executed by Delores George Jones.

17 4.

18 The Note is secured by that certain deed of trust (“Deed of Trust”) executed on or about
19 March 25, 2008, Delores George Jones. The Deed of Trust was recorded on March 31, 2008 under
20 the recording number 2008-004675 of the Official Records of Klamath County, Oregon, against the
21 Property, which is legally described as:

22 **ATTACHED AS EXHIBIT "1"** (“Property”)

23 and constitutes a valid lien against the Property.

24 5.

25 By reasoning of death, Delores George Jones was unable to comply with the terms of the
26 Note and Deed of Trust by failing to make the payments required by the terms of the Note and Deed
27 of Trust. Pursuant to the terms of the Note and Deed of Trust, Plaintiff declared all sums due and
28 owing under the Note and Deed of Trust immediately due and payable.

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6.

The Deed of Trust is a valid first priority lien encumbering the Property, is superior to any interest, lien, or claim of the Defendants and any other party in the Property, which are hereby foreclosed and terminated, excepting only any statutory right of redemption to which the Defendants may be entitled under Oregon law.

7.

A judgment of foreclosure in the amount of \$109,749.14 shall be granted in favor of Plaintiff, and its successors and/or assigns, as further described below (“Judgment”).

8.

The Property is hereby ordered to be sold by law and the proceeds of sale applied toward the satisfaction of Plaintiff's Judgment herein; and the surplus, if any to the Clerk of the Court to be disbursed to such party or parties as may establish their right thereto.

9.

Plaintiff is entitled to recover its reasonable attorneys' fees and all reasonable and necessary costs and expenses incurred to enforcing the Note and Deed of Trust.

10.

Any increased interest or any such additional amounts as Plaintiff may advance for taxes, assessments, municipal charges, and such other items as may constitute liens on the Property, together with insurance and repairs necessary to prevent the impairment of the Property, together with interest thereon from the date of payment may also be added to the Judgment and paid from the proceeds from the sale of the Property.

11.

Defendants and all parties claiming through or under as purchasers, encumbrancers, or otherwise, are forever barred and foreclosed of all interests, liens, or claims in the Property and every portion thereof, excepting only any statutory right of redemption provided by the laws of the State of Oregon.

12.

Defendants are not entitled to a homestead exemption on account of his interest in the

1 Property.

2 13.

3 Plaintiff may become purchaser at the Sheriff's Sale of the Property and may bid up to the
4 aggregate amount of its Judgment, plus interest from the date of this Judgment until sale, without
5 advancing any cash except money required for the Sheriff's Sale.

6 14.

7 The purchaser of the Property at the Sheriff's Sale is entitled to exclusive and immediate
8 possession of the Property from and after the date of the sale, and is entitled to such remedies as are
9 available at law to secure possession of the Property, and may apply to the Clerk of the Court for a
10 writ of assistance, if Defendants, any of them, or any other party or person shall refuse to surrender
11 possession of the Property to the purchaser immediately on the purchaser's demand for possession.

12 15.

13 This Court shall retain jurisdiction to enforce all provisions of the Judgment and to enter such
14 additional order, judgment, or decree necessary for the purchaser at the foreclosure sale to obtain
15 possession of the Property.

16 16.

17 Under the Note, there is now due and owing to Plaintiff, the following amounts, to be
18 hereinafter described as the Judgment.

19 17.

20 This suit does not constitute an attempt to collect the debt against Defendants. Rather, it is a
21 suit to execute upon the Property as security for the Judgment.

22 **JUDGMENT**

23 **1. Judgment Creditor:**

REVERSE MORTGAGE SOLUTIONS, INC.

24 Address:

c/o MALCOLM ♦ CISNEROS, A Law

25 Corporation

26 2112 Business Center Drive, 2nd Floor

27 Irvine, California 92612

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8. Attorney's Fees and Costs:

An award of \$8,724.00 in attorney's fees and costs is made for Judgment of Foreclosure

Attorney's Fees:	\$1,685.00
Litigation Guarantee Costs:	\$396.00
Filing Costs:	\$1,232.00
Recording Costs:	\$57.00
Service Costs:	\$4,750.00
Probate Costs:	\$604.00

Signed: 1/12/2016 11:32 AM

Roxanne Osborne
Circuit Court Judge Roxanne Osborne

Submitted by:



Dated:

12/21/15

- Nathan F. Smith, OSB #120112
- Richard J. Bayless, OSB #101826
Attorneys for Plaintiff
MALCOLM ♦ CISNEROS, ALC
2112 Business Center Drive
Irvine, California 92612
Phone: (949) 252-9400
Fax: (949) 252-1032
Email: nathan@mclaw.org
Rbayless@mclaw.org

EXHIBIT 1

A TRACT OF LAND SITUATED IN THE WEST HALF OF SECTION 31, TOWNSHIP 39 SOUTH, RANGE 8 EAST, WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN DEED VOLUME 290, PAGE 604, DEED RECORDS OF KLAMATH COUNTY, OREGON, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHWESTERLY LINE OF THE OLD KLAMATH FALLS-KENO COUNTY ROAD, SOMETIMES KNOWN AS THE KLAMATH RIVER ROAD, WHICH POINT IS NORTH $01^{\circ} 10'$ WEST, A DISTANCE OF 294.7 FEET MEASURED ALONG THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 31 AND SOUTH $45^{\circ} 42'$ WEST, A DISTANCE OF 8.3 FEET FROM THE CENTER ONE-FOURTH CORNER OF SAID SECTION 31, SAID POINT BEING THE SOUTHWESTERLY CORNER OF THAT TRACT OF LAND DESCRIBED IN DEED VOLUME 222, PAGE 318, KLAMATH COUNTY DEED RECORDS; THENCE NORTH $42^{\circ} 15'$ WEST ALONG THE SOUTHWESTERLY BOUNDARY OF THE LAST ABOVE DESCRIBED TRACT OF LAND A DISTANCE OF 118.55 FEET, MORE OR LESS, TO THE MOST WESTERLY CORNER OF SAID TRACT OF LAND; THENCE SOUTH $44^{\circ} 10'$ WEST A DISTANCE OF 56.56 FEET; THENCE NORTH $45^{\circ} 03'$ WEST, PARALLEL WITH THE OLD SPENCER CREEK COUNTY ROAD A DISTANCE OF 120.0 FEET; THENCE SOUTH $44^{\circ} 10'$ WEST A DISTANCE OF 49.0 FEET; THENCE SOUTH $45^{\circ} 03'$ EAST, A DISTANCE OF 237.01 FEET, MORE OR LESS, TO THE NORTHWESTERLY LINE OF THE OLD KLAMATH FALLS-KENO COUNTY ROAD; THENCE NORTH $45^{\circ} 42'$ EAST ALONG SAID LINE A DISTANCE OF 97.89 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

CERTIFICATE OF SERVICE

I hereby certify that I have served a true copy of the foregoing

1. MOTION FOR JUDGMENT BY DEFAULT AGAINST DEFENDANTS ESTATE OF DELORES GEORGE JONES, BRENDEN R. JONES, CHRISTOPHER BELDON JONES, CYNTHIA MAE JONES, JOHNNY LEN JONES, LORN P. JONES, MARY LOUISE JONES, TAYLOR LAMAR JONES, VALERIE J. JONES, AND UNKNOWN HEIRS OF DELORES GEORGE JONES

2. DECLARATION OF PLAINTIFF'S ATTORNEY IN SUPPORT OF ATTORNEY'S FEES, COSTS, AND DISURSEMENTS

3. DECLARATION OF PLAINTIFF'S ATTORNEY IN SUPPORT OF MOTION FOR JUDGMENT BY DEFAULT AGAINST DEFENDANTS ESTATE OF DELORES GEORGE JONES, BRENDEN R. JONES, CHRISTOPHER BELDON JONES, CYNTHIA MAE JONES, JOHNNY LEN JONES, LORN P. JONES, MARY LOUISE JONES, TAYLOR LAMAR JONES, VALERIE J. JONES, AND UNKNOWN HEIRS OF DELORES GEORGE JONES

4. DECLARATION OF NON-MILITARY STATUS

5. DECLARATION OF PLAINTIFF IN SUPPORT OF GENERAL JUDGMENT OF FORECLOSURE AGAINST DEFENDANTS ESTATE OF DELORES GEORGE JONES, BRENDEN R. JONES, CHRISTOPHER BELDON JONES, CYNTHIA MAE JONES, JOHNNY LEN JONES, LORN P. JONES, MARY LOUISE JONES, TAYLOR LAMAR JONES, VALERIE J. JONES, AND UNKNOWN HEIRS OF DELORES GEORGE JONES,

6. GENERAL JUDGMENT OF FORECLOSURE AGAINST DEFENDANTS: 1. ESTATE OF DELORES GEORGE JONES 2. BRENDEN R. JONES 3. CHRISTOPHER BELDON JONES 4. CYNTHIA MAE JONES 5. JOHNNY LEN JONES 6. LORN P. JONES 7. MARY LOUISE JONES 8. TAYLOR LAMAR JONES 9. VALERIE J. JONES 10. UNKNOWN HEIRS OF DELORES GEORGE JONES

on the below named individual(s) by mailing a copy in a sealed postage paid envelope addressed as set forth below and deposited in the U.S. Mail at Irvine, California:

Estate of Delores George Jones
14765 Puckett Rd
Klamath Falls, OR 97601

Brenden R. Jones
14765 Puckett Rd
Klamath Falls, OR 97601

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Christopher Beldon Jones
14765 Puckett Rd
Klamath Falls, OR 97601

Cynthia Mae Jones
16747 Ponderosa Ln
Klamath Falls, OR 97601

Johnny Len Jones
14765 Puckett Rd
Klamath Falls, OR 97601

Lorn P. Jones
3426 Cannon Ave
Klamath Falls, OR 97603

Mary Loise Jones
3426 Cannon Ave
Klamath Falls, OR 97603

Taylor Lamar Jones
4024 Bisbee St
Klamath Falls, OR 97603

Valerie J. Jones
2269 Shasta St #5
Redding, CA 96001

Unknown Heirs of Delores George Jones
14765 Puckett Rd
Klamath Falls, OR 97601

MALCOLM ♦ CISNEROS, A Law Corporation

DATED: 12/23, 2015



Roger Bains
MALCOLM ♦ CISNEROS, A Law Corporation
2112 Business Center Drive, Second Floor
Irvine, California 92612
(949) 252-9400 (TELEPHONE)
(949) 252-1032 (FAX)
rbains@mclaw.org (EMAIL)