

54869

DEED OF RECONVEYANCE

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KNOW ALL MEN BY THESE PRESENTS, That the undersigned trustee or successor trustee under that certain trust deed dated September 30, 1981, executed and delivered by Shirley Jean Coddington, Douglas K. Coddington & Ray K. Coddington as grantor and recorded on October 1, 1981, in the Mortgage Records of Klamath County, Oregon, in Book No. M81, page 17435, or as document No. 5013, (indicate which), conveying real property situated in said county described as follows: A tract of land situated in the NW $\frac{1}{4}$ of Section 27 and the SW $\frac{1}{4}$ of Section 22, in Township 38 South, Range 9 East of the Willamette Meridian, more particularly described as follows: Beginning at a point on the South line of the SW $\frac{1}{4}$ of said Sections 22 and 27; thence North 89°36'09" West 494.59 feet from the West 1/16 corner common to North 05°29'19" East 228.47 feet; thence North 73°00'00" East 150.00 feet; thence South 17°00'00" East 100.00 feet; thence along the arc of a curve to the right (radius is 170.00 feet and the central angle is 28°47'47") 85.44 feet; thence along the arc of a curve to the left (radius is 230 feet and the central angle is 44°09'56") 177.29 feet; thence North 32°22'09" West 92.00 feet to the point of beginning. ALSO a 15 foot strip of land measured at right angles Easterly from the following described line: Beginning at a point on the South line of the SW $\frac{1}{4}$ of said Section 22, said point being North 89°36'09" West 476.41 feet from the West 1/16 corner common to said Sections 22 and 27; thence along the arc of a curve to the left (radius point bears North 78°34'43" East 230.00 feet and the central angle is 20°56'52") 84.09 feet; thence South 32°22'09" East 626.25 feet, more or less, to the Westerly right of way line of the Old Fort Road, with bearings based on solar observation.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

having received from the beneficiary under said trust deed a written request to reconvey, reciting that the obligation secured by said trust deed has been fully paid and performed, hereby does grant, bargain, sell and convey, but without any covenant or warranty, express or implied, to the person or persons legally entitled thereto, all of the estate held by the undersigned in and to said described premises by virtue of said trust deed.

In construing this instrument and whenever the context hereof so requires, the masculine gender includes the feminine and neuter and the singular includes the plural.

IN WITNESS WHEREOF, the undersigned trustee has executed this instrument; if the undersigned is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its Board of Directors.

DATED: October 28, 1985

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

KLAMATH COUNTY TITLE COMPANY

By: Darle Runnels
Secretary

Trustee

(If the trustee who signs above is a corporation, use the form of acknowledgment opposite.)

STATE OF OREGON,

County of _____ ss.
_____, 19____

(ORS 93.490)

STATE OF OREGON, County of Klamath
October 28, 1985, ss.

Personally appeared Darle Runnels

who, being duly sworn, did say that the foregoing is the true and correct copy of the original of the instrument and that the latter is the secretary of Klamath County Title Company

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
Notary Public for Oregon

My commission expires: 9/20/89

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Doug Coddington
535A Lincoln
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath ss.

I certify that the within instrument was received for record on the 29th day of October, 1985, at 8:42 o'clock A.M., and recorded in book/reel/volume No. M85 on page 17546 or as fee/file/instrument/microfilm/reception No. 54869, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By: Pam Smith
Fee: \$5.00 Deputy

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