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82817

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 March 7, 1986, executed and delivered by CORALIE NELSON and JOHN WADE NELSON as grantor and recorded on March 11, 1986, in the Mortgage Records of Klamath County, Oregon, in book/reel/volume No. M86 at page 4021, or as document/fee/file/instrument/microfilm No. (indicate which), conveying real property situate in said County described as follows: Rerecorded on April 1, 1986 in volume M86 at page 5249.

conveying real property situate in said County described as follows:

Description of said real property is attached hereto, marked as Exhibit "A" and by reference made a part hereof.

(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 December 15, 1987.

Trustee

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

(ORS 93.490)

STATE OF OREGON, )  
County of Klamath ) ss.  
December 15, 1987

STATE OF OREGON, County of \_\_\_\_\_, 19\_\_\_\_.

Personally appeared \_\_\_\_\_ and

\_\_\_\_\_ who, being duly sworn, each for himself and not one for the other, did say that the former is the \_\_\_\_\_ president and that the latter is the \_\_\_\_\_ secretary of \_\_\_\_\_

\_\_\_\_\_ a corporation, 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:

(OFFICIAL SEAL)

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 8/16/89

Notary Public for Oregon

My commission expires:

(If executed by a corporation, affix corporate seal)

William P. Brandsness  
411 Pine Street  
Klamath Falls, OR 97601

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

South Valley State Bank  
Box 5210  
HFO

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 \_\_\_\_\_ ss.

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_ Deputy

## EXHIBIT "A" DESCRIPTION

A tract of land situated in Section 21, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

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Beginning at the NW corner of Lot 4; thence South along the West line of Lots 5, 6, and 16 to the NW corner of Lot 5, Block 2, WILLIAMSON RIVER ESTATES; thence Northeasterly along the North line of said subdivision to the NE corner of Lot 11, Block 1; thence Northerly and Easterly along the Westerly right of way line of Williamson River Drive to the Westerly right of way line of Highway No. 97; thence Northwesterly along said Highway right of way line to the SE corner of Deed Volume 336, page 17, Records of Klamath County, Oregon; thence South 80°32'15" West to the SW corner of said deed; thence Northerly along the Westerly line of said deed 200 feet to the NW corner thereof; thence North 80°32'15" East to the Westerly right of way line of said Highway; thence Northerly along said Westerly right of way line 60 feet, more or less, to the SE corner of Volume M67, page 318, Microfilm Records of Klamath County, Oregon; thence South 80°32'15" West 231 feet to the SW corner of said deed; thence North 09°27'45" West 607.11 feet, more or less, to the North line of Section 21; thence West along said line to the Point of Beginning

EXCEPTING THEREFROM a tract of land situated in Section 21, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the initial point of the Williamson River Estates, a duly recorded subdivision, said initial point situated South 19°17'35" East a distance of 1037.36 feet (South 18°49'22" East 1038.84 feet by said plat) from the North one-fourth corner (N $\frac{1}{4}$ ) of said Section 21; thence South 81°02'30" West 172.35 feet (172.88 by said plat); thence continuing South 81°02'30" West 80.86 feet; thence North 09°27'45" West 365.94 feet to a  $\frac{1}{2}$  inch iron pin which is North 80°32'15" East 17.00 feet from point A as shown on accompanying Exhibit A; thence North 80°32'15" East 253.20 feet to the Westerly right of way line of U.S. Highway 97; thence South 09°27'45" East, along said right of way line, 368.17 feet to the point of beginning, with bearings based on said recorded plat.

ALSO EXCEPTING THEREFROM a tract of land situated in Government Lots 7 and 15, of Section 21, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northwest corner of Williamson River Estates, a duly recorded subdivision, said point being on the Westerly line of said Lot 15; thence, along the Northerly line of said subdivision, North 89°34'45" East 329.42 feet and North 74°05'45" East 578.78 feet to a fence corner; thence, along the fence lines to be the property lines the following courses: North 08°53'25" West 567.07 feet, North 85°27'50" West 143.46 feet, North 77°32'10" West 293.55 feet, North 55°21'40" West 218.14 feet, South 71°16'20" West 100.40 feet and South 67°57'45" West 104 feet, more or less, to the Westerly line of said Lot 7; thence, Southerly along the Westerly lines of said Government Lots 7 and 15, 849 feet, more or less, to the point of beginning, with bearings based on said Williamson River Estates.

STATE OF OREGON; COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_ the \_\_\_\_\_ 23rd day  
of \_\_\_\_\_ December \_\_\_\_\_ A.D. 19 \_\_\_\_\_ 87 at \_\_\_\_\_ 1:30 o'clock \_\_\_\_\_ P. M., and duly recorded in Vol. \_\_\_\_\_ M87  
of \_\_\_\_\_ Mortgages \_\_\_\_\_ on Page 22834  
FEE \$10.00 Evelyn Biehn, County Clerk  
By \_\_\_\_\_