

16330

K-42339  
PARTIAL RECONVEYANCEVol. m98 Page 11920

KNOW ALL MEN BY THESE PRESENTS, That the undersigned trustee, or successor trustee, under that certain trust deed dated May 5, 1978, executed and delivered by \_\_\_\_\_ as grantor and in which Owens Development Co., an Oregon corporation \_\_\_\_\_ is named as beneficiary, J. Bruce Owens and E. Marie Owens \_\_\_\_\_ recorded May 8, 1978 in book/fee volume No. M78 at page 9271 and dated September 26, 1986, Recorded October 2, 1986, in Volume M86 page 17917, \_\_\_\_\_ of the mortgage records of \_\_\_\_\_ (indicate which) \_\_\_\_\_

\_\_\_\_\_ Klamath \_\_\_\_\_ County, Oregon, having received from the beneficiary under said deed, or beneficiary's successor in interest, a written request to reconvey a portion of the real property covered by said trust deed, does hereby, for value received, 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 the following described portion of the real property covered by said trust deed, to-wit:

See Exhibit "A" for legal description

The remaining property described in said trust deed shall continue to be held by the said trustee under the terms of said deed. This partial reconveyance is made without affecting the personal liability of any person for payment of the indebtedness secured by said trust deed.

In construing this instrument and whenever the context so requires the singular includes the plural.  
IN WITNESS WHEREOF, the undersigned trustee has executed this document; if the undersigned is a corporation, it has caused its name to be signed and seal affixed by an officer duly authorized thereto by order of the Board of Directors.

DATED: June 18, 1990

Klamath County Title Company  
By: [Signature]  
President

Trustee

(If executed by a corporation,  
affix corporate seal.)(If the signer of the above is a corporation,  
use the form of acknowledgment opposite.)

STATE OF OREGON, ) ss.

County of \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_

**TRUDIE DURANT**  
**NOTARY PUBLIC - OREGON**  
Notary Public for Oregon  
(Seal Commission Expires \_\_\_\_\_)  
My commission expires: \_\_\_\_\_

STATE OF OREGON, } ss.

County of KlamathJune 18

This instrument was acknowledged before me on \_\_\_\_\_

1990, by R. E. Veatchas Presidentof Klamath County Title Company

Notary Public for Oregon

My commission expires: 9/30/93

(SEAL)

PARTIAL RECONVEYANCE

TO

AFTER RECORDING RETURN TO

Klamath County Title Co.

(DON'T USE THIS  
SPACE: RESERVED  
FOR RECORDING  
LABEL IN COUNTIES  
WHERE USED.)

STATE OF OREGON, } ss.

County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/fee/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

99 JUN 18 PM 3 52

## EXHIBIT "A"

The following described real property situate in Klamath County, Oregon

Block 9: All

Block 10: All

Block 11: Lots, 7, 8, 9, 10, 11, 12

Block 14: Lots 3, 4, 5, and 6

Block 15: Lots 1, 2, 11 and 12

Block 16: Lots 3, 4, 5, 6, 7 and 8

All Vacated Nob Hill, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon. Together with  $\frac{1}{2}$  vacated streets and alleys adjacent thereto.

Saving and excepting any portion lying within the boundaries of Nob Hill Replat, and further excepting:

A parcel of land situated in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 20, Township 38 South, Range 9, E.W.M. and being a portion of Vacated Blocks 10 and 15 and Elliott Ave., Nob Hill Addition, and more particularly described as follows:

Beginning at the most Northerly corner of Lot 1, Block 5, of Tract No. 1145, NOB HILL REPLAT; thence N. 64°19' E., 60.00 feet to the Northerly right-of-way line of Wade Circle; thence along said right-of-way line, S. 25°41' E., 32.12 feet and along the arc of a 270 foot radius curve to the left, 180.64 feet to a 1/2" iron pin marking the TRUE POINT OF BEGINNING of this description; thence N. 25°59' E. a distance of 265.74 feet to a 5/8" iron pin; thence N. 87°06'13" E. a distance of 70.18 feet to a 5/8" iron pin; thence S. 28°14'07" E. a distance of 192.02 feet to a 5/8" iron pin on the Northwesterly line of Wade Circle, extended; thence S. 42°46'01" W. along said right-of-way line a distance of 160.0 feet to a point; thence along the arc of a 20 foot radius curve to the right a distance of 22.58 feet to a point on the Northerly right-of-way line of Wade Circle; thence along said right-of-way, N. 72°32' W. a distance of 116.13 feet, thence along the arc of a 270 foot radius curve to the right a distance of 40.13 feet to the point of beginning.

And further excepting: Beginning at a 5/8 inch iron pin on the Northerly right of way line of Wade Circle, said point being N. 64°19'00" E. 60.00 feet from the most northerly corner of Lot 1, Block 5, of Tract 1145-Nob Hill Replat, a duly recorded subdivision; thence N. 64°19'00" E. 120.00 feet to a 5/8 inch iron pin designated as point A; thence S. 61°54'39" E. 118.32 feet to a 5/8 inch iron pin designated as point B; thence S. 25°59'00" W. 167.91 feet to a 5/8 inch iron pin on the northerly right of way line of said Wade Circle, said point being on a curve (radius point bears N. 25°59'00" E. 270.00 feet); thence along the arc of said curve to the right (central angle = 38°20'00") 180.64 feet; thence N. 25°41'00" W. 32.12 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title co. the 18th day  
of June A.D., 19 90 at 3:52 o'clock PM., and duly recorded in Vol. M90  
of Mortgages on Page 11920  
FEE \$13.00  
By Evelyn Biehn County Clerk  
Dorothy Mullins