



26661

Vol. 91 Page 4124

MOUNTAIN TITLE COMPANY of Klamath County

407 MAIN • KLAMATH FALLS, OREGON 97601 • TELEPHONE (503) 883-3401 • FAX (503) 882-0620

mde-1396-2383

DEED OF RECONVEYANCE

KNOW ALL MEN BY THESE PRESENTS, That the undersigned Trustee or Successor Trustee under that certain Trust Deed dated February 21, 1986, executed and delivered by Christopher A. & Gayla M. Cook, h & w, and recorded on February 26, 1986, in Volume M86, Page 3297, and Instrument No. 58619, in Microfilm Records of Klamath County, Oregon, conveying real property situated in said county described as follows:

Lot 32, FIRST ADDITION TO MADISON PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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.

DATED: February 28, 1991.By: Linda Stelle

MOUNTAIN TITLE COMPANY OF KLAMATH COUNTY

STATE OF OREGON, County of Klamath) ss.

February 28, 1991.

Personally appeared Linda Stelle who, being duly sworn, did say that she is the President of MTC, Inc., an Oregon corporation dba Mountain Title Company of Klamath County, and that said instrument was signed in behalf of said corporation by authority of its Board of Directors, and she acknowledged said instrument to be its voluntary act and deed.

BEFORE ME:

Nancy M. Mulvick
Notary Public for OregonMy Commission Expires: 6/8/92

After recording return to:

Christopher A. & Gayla M. Cook5925 CheyneKlamath Falls, OR 97601

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

NO CHANGE

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Mountain Title Co.

on this 7th day of March A.D. 19 91
at 3:10 o'clock P M. and duly recorded
in Vol. M91 of Mortgages Page 4124

Evelyn Biehn County Clerk

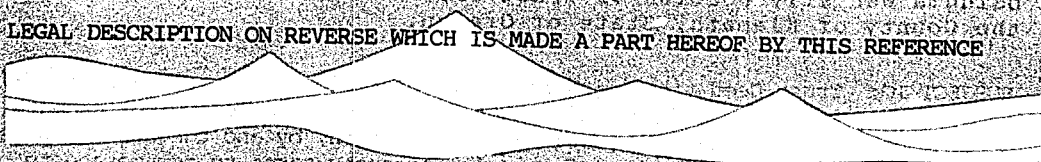
By Paula Mulvick

Deputy.

Fee, \$8.00

Hereinafter called the grantor for the consideration hereinafter stated, to grantor paid by Benny R. Bowman and Katherine M. Bowman, with right of survivorship

SEE LEGAL DESCRIPTION ON REVERSE WHICH IS MADE A PART HEREOF BY THIS REFERENCE



"This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the person acquiring fee title to the property should check with the appropriate city or county planning department to verify approved uses."

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except all those of record and those apparent to the land as of the date of this deed

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances, and that

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$49,000.00

part of the communication (publications, telephone calls, etc.) which the individual should be denied access to.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 5th day of March, 19 91, if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

STATE OF OREGON,
County of Klamath
March 5 1991 ss.

Robert A. Van Buskirk
Shannon S. Van Buskirk

Personally appeared the above named
Robert A. Van Buskirk and
Shannon S. Van Buskirk

_____ and acknowledged the foregoing instrument
to be their _____ voluntary act and deed.

Before me: Nancy M. No
Notary Public for Oregon
My commission expires: 6/8/92

STATE OF OREGON, County of _____) ss.

The foregoing instrument was acknowledged before me this

_____, president, and by _____
_____, secretary of _____

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon _____
My commission expires: _____ (SEAL)

Robert A. Van Buskirk and Shannon S. Van Buskirk
6220 Tingley Lane
Klamath Falls, OR 97603

GRANTOR'S NAME AND ADDRESS

Benny R. Bowman and Katherine M. Bowman
304 Sharp Road
Midland, OR 97634

GRANTEE'S NAME AND ADDRESS

After recording return to:
Benny R. Bowman and Katherine M. Bowman
304 Sharp Road
Midland, OR 97634

NAME ADDRESS ZIP

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

Benny R. Bowman and Katherine M. Bowman
304 Sharp Road
Midland, OR 97634

NAME ADDRESS ZIP

STATE OF OREGON, ss.

County of San Diego

I certify that the ~~within~~ instrument was

I certify that the within instrument was received for record on the _____

received for record on the _____
day of _____ 19____

day of _____, 19____,
at _____ o'clock _____ M. and _____

at 11 o'clock 11 M., and recorded

in book ~~_____~~ on page _____ or as _____

~~in book _____ on page _____ or as
file/reel number _____~~

Record of Deeds of said county

~~Record of Deeds of said county.~~
~~Witness my hand and seal of C~~

~~Witness my hand and seal of Country~~

Witness my hand and seal of County
affixed.

affixed.

Board 23

Recording Officer

By _____ Recording Officer
Deputy

By _____ Deputy

Beginning at the Northwest corner of Tract 29, FIRST ADDITION TO MIDLAND, a platted subdivision in the County of Klamath, State of Oregon; thence North 84 degrees 49' East along the North line of said Tract 29 a distance of 152.0 feet; thence South 5 degrees 11' East, 177.02 feet, more or less, to the South line of said Tract 29; thence West 173.34 feet, more or less, to the Southwest corner of said Tract 29; thence North 162.0 feet, more or less, to the point of beginning being a Westerly portion of Tract 29, FIRST ADDITION TO MIDLAND, in the County of Klamath, State of Oregon.

SUBJECT TO: Trust Deed (including terms and provisions thereto) dated May 2, 1986 recorded May 2, 1986, at Volume M86, page 7654, Microfilm Records of Klamath County, Oregon, wherein the Beneficiary is: State of Oregon, by and through the Director of Veterans' Affairs. The above Grantee's do hereby agree to assume and to pay in full and to hold the seller harmless therefrom.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 7th day
of March A.D. 19 91 at 3:10 o'clock P.M., and duly recorded in Vol. M91,
of Deeds on Page 4125.
Evelyn Biehn County Clerk
By Pauline Muelendera

FEE \$33.00

