

50406

DEED OF RECONVEYANCE

Vol. 92 Page 20566

KNOW ALL MEN BY THESE PRESENTS, That the undersigned trustee or successor trustee under that certain trust deed dated JUNE 25, 1991, executed and delivered by JAMES C CALLAHAN AND GINA M CALLAHAN, AS TENANTS BY THE ENTIRETY as grantor and recorded on JULY 18, 1991, in the Mortgage Records of KLAMATH County, Oregon, in book/reel/volume No. M91 at page 14096, or as document/fee/file/instrument/microfilm No. 32141 (indicate which), conveying real property situated in said county described as follows:

SEE ATTACHED EXHIBIT "A" BY THIS 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 singular includes the plural.

IN WITNESS WHEREOF, the undersigned trustee has executed this instrument; if the undersigned is a corporation, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by its Board of Directors.

DATED: SEPTEMBER 1, 1992

William P Brandsness
WILLIAM P BRANDSNESS

Trustee

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on September 1, 1992,
by William P. Brandsness

This instrument was acknowledged before me on _____, 19____,

by _____

as _____



OFFICIAL SEAL
KIKI D. VOGLER
NOTARY PUBLIC - OREGON
COMMISSION NO. 010297
MY COMMISSION EXPIRES OCT. 20, 1995

Kiki D. Vogler

Notary Public for Oregon

My commission expires Oct. 20, 1995

JAMES C AND GINA M CALLAHAN

GRANTOR'S NAME AND ADDRESS

SOUTH VALLEY STATE BANK

GRANTEE'S NAME AND ADDRESS

After recording return to:

SOUTH VALLEY STATE BANK
801 MAIN STREET
KLAMATH FALLS OR 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,) 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/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"

PARCEL 1:

Commencing at a point on the South line of the North half of the Northwest quarter of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and North 89 degrees 41' West, 454 feet from the Southeast corner of said North half of Northwest quarter; run thence North 89 degrees 41' West along the South line of said North half of the Northwest quarter, 209 feet to a point; thence North on a line 209 feet to a point; thence South 89 degrees 41' East on a line 209 feet; thence South 209 feet to the place of beginning.

PARCEL 2:

Commencing at a point in the North half of Northwest quarter of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian, in the County of Klamath, State of Oregon, which lies North 209 feet from a point on the South line of said North half of Northwest quarter of said Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian which is North 89 degrees 41' West 454 feet from the Southeast corner of said North half of Northwest quarter of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian; thence running North 89 degrees 41' West parallel with the South line of said North half of Northwest quarter a distance of 209 feet to a point; thence North 145 feet, more or less, to the Southeast right of way line of Highway 66, commonly known as Klamath Falls-Lakeview Highway; thence Northeasterly along said Southeasterly line of said Highway right of way line a distance of 253 feet, more or less, to a point North of the true point of beginning; thence South 246 feet, more or less, to the true point of beginning of this description being a tract of land 209 feet in width lying Northerly of and adjacent to a one acre tract of land heretofore conveyed to the above named grantee by deed of record, SAVING AND EXCEPTING that portion lying within the Dairy-Bonanza Road.

Continued on next page

EXHIBIT "A" CONTINUED

PARCEL 3:

A portion of the Northeast one-quarter of the Northwest one-quarter of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian, in the County of Klamath, State of Oregon, beginning 209 feet North of the Southeast corner of the Northeast quarter of the Northwest quarter of said section; thence West 418 feet; thence South 178 feet to the right of way line of the Dairy-Bonanza Highway; thence West along said right of way line 36 feet; thence North about 460 feet to the Southerly right of way line of the Klamath Falls-Lakeview Highway #140 (formerly #66); thence Northeasterly along said right of way line about 650 feet to the East line of the said NE 1/4 of the NW 1/4 of Section 34; thence South along said line about 731 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of S. Valley State Bank the 9th day
of Sept. A.D., 19 92 at 9:43 o'clock A M., and duly recorded in Vol. M92,
of Mortgages on Page 20566.

FEE \$40.00

Evelyn Biehn County Clerk

By Caroline Mullendore