

K-42367
PARTIAL RECONVEYANCE

KNOW ALL MEN BY THESE PRESENTS, That the undersigned trustee, or successor trustee, under that certain trust deed dated July 6, 1990, executed and delivered by Donald E. Rowlett and Jean Rowlett as grantor and in which J. Bruce Owens, E. Marie Owens & Owens Development Co. is named as beneficiary, recorded July 10, 1990, in book/reel/volume No. M90 at page 13561 or as fee/file/instrument/microfilm/reception No. (indicate which) of the mortgage records of

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" attached

96 MAR -8 P3:30

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 its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

DATED: March 7, 1996.

KLAMATH COUNTY TITLE COMPANY

By:

R. E. Veatch

President

Trustee

STATE OF OREGON, County of Klamath) ss.

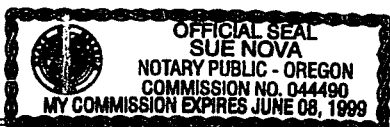
This instrument was acknowledged before me on , 19

by This instrument was acknowledged before me on March 7, 1996,

by R. E. Veatch

as President

of Klamath County Title Company



Sue Nova

Notary Public for Oregon

My commission expires June 8, 1999

PARTIAL RECONVEYANCE

TO

AFTER RECORDING RETURN TO

Donald & Jean Rowlett
16799 Highway 66
Ashland, OR 97520

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

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 OF PROPERTY

The following described real property situated in Klamath County, Oregon:

WEST SIDE

PARCEL 1: Lots, Lots 3 and 4 Block 5, Lots 3 and 4 Block 12, Lots 1, 2 and 4 Block 13, all in Vacated Nob Hill Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Together with all vacated streets and alleys adjacent to all the above described property. SAVING AND EXCEPTING any portion of the above lying within Nob Hill Replat.

PARCEL 2: Lots 3, and 6 thru 8 Block 13, Lots 3 and 4 Block 20, all in Vacated Nob Hill Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

and
A parcel of real property situated in the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 20, Township 38 South, Range 9 E.W.M., Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 20, which point is the intersection of the Easterly right of way line of Vacated Lexington Avenue and the North line of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 20; thence South along the Easterly right of way line of Vacated Lexington Avenue to a point lying N. 87°15'03" E. a distance of 59.61 feet from the Northeast corner of Lot 21, Block 7 Vacated Eldorado Heights Addition; thence S. 87°15'03" W. a distance of 59.61 feet; thence S. 58°08' W. a distance of 105.00 feet; thence N. 31°51'30" W. a distance of 518.90 feet; thence N. 67°07'45" W. a distance of 63.30 feet; thence N. 41°07'30" E. a distance of 120.00 feet; thence N. 19°28'38" E. a distance of 781.79 feet; thence N. 89°58'15" E. a distance of 80.00 feet to the West right of way line of Vacated Lexington Avenue; thence East 60 feet, more or less, to the point of beginning. Together with all vacated streets and alleys adjacent to all the above described property. SAVING AND EXCEPTING any portion of the above lying within Nob Hill Replat.

PARCEL 3: Lot 5 in Block 13 in Vacated Nob Hill Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Together with all vacated streets and alleys adjacent to all the above described property.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 8th day of March A.D., 19 96 at 3:30 o'clock PM., and duly recorded in Vol. M96 of Mortgages on Page 6395.

FEE \$15.00

By Bernetha G. Letsch, County Clerk