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98 JUL 16 P3:30

Vol. M98 Page 25853

TRUSTEE'S DEED OF RECONVEYANCE

Henry L. Bauer, Trustee

TO

RICHARD CULPEPPER et ux

AFTER RECORDING, RETURN TO

Richard & Marie Culpepper
27220 Fremont Road
Sprague River, OR 97639

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle

on this 16th day of July A.D., 1998
at 3:30 o'clock P.M. and duly recorded
in Vol. M98 of Mortgages Page 25853

Bernetha G. Letsch, County Clerk

By Kathleen Roas

Fee, \$10.00

Deputy:

DEED OF RECONVEYANCE

MT43062-LW

Henry L. Bauer, trustee or successor trustee under that certain trust deed executed and delivered by RICHARD CULPEPPER and MARIE A. CULPEPPER, as tenants by the entirety, as grantor, dated May 16, 1997, recorded May 22, 1997 in Book, Volume or Reel M97, Page 15774, and/or as Document/Fee/File/Instrument/Microfilm/Reception No. 38107, Mortgage Records of Klamath County, Oregon, conveying real property situated in said county described with particularity in said trust deed, 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 grants, bargains, sells and conveys, 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.

Re-recorded June 27, 1997, Volume M97, page 20194, because of change made to adjustable rate rider.

In construing this instrument and whenever the context hereof so required, the masculine gender includes the feminine and neuter, and the singular includes the plural.

IN WITNESS WHEREOF, the undersigned trustee hereunto has set his hand.

Dated: July 14, 1998.

[Signature]
Trustee

STATE OF OREGON

County of Multnomah

) ss.
)

July 14, 1998.

Personally appeared the above-named Henry L. Bauer and acknowledged the foregoing instrument to be his voluntary act and deed.



Before me:

[Signature]
Notary Public for Oregon

Valentine Mortgage Corp. Loan #97-2143 / Amerititle Escrow #MT 43062-LW