

WJC-1396-5786

## PARTIAL RECONVEYANCE

#37923

Vol M04 Page 12662

**KNOW ALL MEN BY THESE PRESENTS**, that the undersigned  
Trustee or Successor Trustee under that certain Trust Deed

*Dated: June 6, 1996*

*Executed and delivered by: Kenneth L. Dencer and Patricia A. Dencer*

*Recorded in Volume M96, page 17667 and re-recorded in Volume M98,  
page 14185, Microfilm Records of Klamath County, Oregon.*

Having received from the Beneficiary under said Trust Deed or Beneficiary's Successor in interest a written request to reconvey a portion of real property covered by said Trust Deed, does hereby for value received, grant, bargain, sell and convey, but without covenant or warranty, expressed 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 real property covered by said Trust Deed, to wit:

SEE EXHIBIT A, ATTACHED HERETO AND MADE A PART HEREOF.

The remaining property described in said Trust Deed shall continue to be held by the said Trustee under the terms of said Trust 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 by an officer or another person duly organized to do so by order of its Board of Directors.

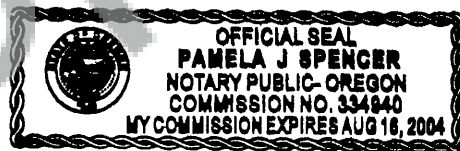
Dated: March 4, 2004

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

By:

Jean Phillips, Vice-President

STATE OF OREGON )  
COUNTY OF KLAMATH )



This instrument was acknowledged before me this 4th, day of MARCH, 2004, by Jean Phillips as Vice-President of AmeriTitle.

Pamela J. Spenger  
Notary Public of Oregon

My commission expires: 8/16/2004

State of Oregon, County of Klamath  
Recorded 03/04/2004 3:14 P m  
Vol M04 Pg 12662-103  
Linda Smith, County Clerk  
Fee \$ 31.00 # of Pgs 2

After recording return to:  
First American Title (7021-321871 SAC)  
422 Main St.  
Klamath Falls, OR 97601

2004 AM  
+5.00

**EXHIBIT A****LEGAL DESCRIPTION:****Parcel 1:**

A portion of the SW 1/4 of NW 1/4 and of Lot 4 and of Lot 6 Section 12, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the West line of Section 12, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, 828.5 feet North of the quarter section corner common to Sections 11 and 12 of said Township and Range; thence North on the Section line 284.0 feet, more or less, to the Southwest corner of the subdivision of Clinton as platted and of record in the records of Klamath County, Oregon; thence East along the South line of said Township of Clinton, and along the South line of the lands heretofore deeded by Julia Lage et al to Edith Kandra, by Deed recorded at page 68 of Volume 68, Deed records of Klamath County, Oregon, 2674.0 feet, more or less, to the intersection with North and South center line of said Section 12; thence North along said North and South center line of said Section 12, 351.3 feet, more or less, to the Southerly water line of Lost River; thence following the said Southerly water line of Lost River, in a Southeasterly direction to the intersection of said Southerly water line of Lost River with the Northerly line of the right of way of the Central Pacific Railway Company as shown by Deed, Calvin N. Haskins to Central Pacific Railway Company, recorded at page 243 of Volume 85, Deed records of Klamath County, Oregon; thence Westerly following the said Northerly line of the right of way of the Central Pacific Railway Company as shown by said Deed, Haskins to Central Pacific Railway Company, 3954 feet, more or less, to the Southeast corner of the tract of land conveyed by Calvin N. Haskins to Fred Heilbronner et al by Deed recorded in Volume 92 page 424 Deed records of Klamath County, Oregon; thence North 208.0 feet on the Easterly line of said Heilbronner tract to the Northeast corner of said Heilbronner tract; thence West 446.0 feet, more or less, to the point of beginning.

**Parcel 2:**

Also a parcel of land described as follows: Beginning at the Southeast corner of said Township of Clinton and running thence East 1570 feet, more or less to the East boundary line of Lot 4, Section 12, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence North along the Easterly boundary line of said Lot 4 to the South bank of Lost River; thence Northwesterly and following the South bank of Lost River to the Northeast corner of said Townsite of Clinton; thence in a Southerly direction, following the East boundary line of the said Townsite of Clinton to the point of beginning, excepting therefrom approximately one acre deeded by Clinton Van Brimmer and Martha Van Brimmer to Linus Jacobson, said Deed being recorded at page 270 of Volume 21, Deed records of Klamath County, Oregon.