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First American Title Insurance Company



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Vol M05 Page 06825

State of Oregon, County of Klamath
Recorded 01/31/05 11:44 a m
Vol M05 Pg 06825-26
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

DEED OF RECONVEYANCE

FIRST AMERICAN TITLE INSURANCE COMPANY OF OREGON, an assumed business of Title Insurance Company of Oregon, hereinafter Trustee, under that certain Trust Deed dated February 10, 1999, executed and delivered by Billy J. Cox and Nicolette M. Cox, as grantor, and recorded on February 16, 1999, in M-99 on page 5270, records of Klamath County, Oregon, conveying real property situated in said county described as follows:

See Attached legal

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.

DATED: January 31, 2005 FIRST AMERICAN TITLE INSURANCE COMPANY OF OREGON

By Trudie Durant VICE PRESIDENT
STATE OF OREGON, County of Klamath)ss.

The foregoing instrument was acknowledged before me this 31st day of January, 2005, by Trudie Durant, Vice President of FIRST AMERICAN TITLE INSURANCE COMPANY OF OREGON, a corporation, on behalf of the corporation.



Jill M. O'Neil
Notary Public for Oregon
My commission expires: 10/10/07

205

PARCEL 1:

A parcel of land lying within the Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 12, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point that bears North $26^{\circ}26'28''$ East 4289.79 feet from the Section corner common to Sections 11, 12, 13 and 14 in Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence South $38^{\circ}09'43''$ West 96.19 feet; thence South $42^{\circ}34'06''$ West 757.45 feet to the East line of a road; thence Northerly along said East line of a road to a point that is North $04^{\circ}10'32''$ West 60.40 feet; thence North $01^{\circ}28'23''$ West 347.02 feet to the Southerly boundary of the Klamath Irrigation District "E" Canal; thence Northeasterly along the Klamath Irrigation District Canal right of way to a point that is North $32^{\circ}17'45''$ West 160.44 feet from the point of beginning; thence South $32^{\circ}17'45''$ East a distance of 160.44 feet to the point of beginning, with bearings based on Survey No. 1300 as filed in the Klamath County Engineers Office.

PARCEL 2:

A parcel of land lying within the E $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 12, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at the Southwest corner of said Section 12, thence North $26^{\circ}26'28''$ East, 4289.79 feet to a $\frac{5}{8}$ " iron pin for the true point of beginning; thence South $38^{\circ}09'43''$ West, 96.19 feet; thence South $42^{\circ}34'06''$ West, 757.45 feet to the Easterly boundary of Highway No. 140; thence North $78^{\circ}19'50''$ East, 347.66 feet; thence North $37^{\circ}59'30''$ East, 97.00 feet; thence North $44^{\circ}07'00''$ East, 607.68 feet; thence North $23^{\circ}39'40''$ West, 333.83 feet to the Southerly boundary of the Klamath Irrigation District "E" Canal; thence Southwesterly along said boundary to a point that is North $32^{\circ}17'45''$ West 160.44 feet from the true point of beginning; thence South $32^{\circ}17'45''$ East 160.44 feet to the true point of beginning, with bearings based on Survey No. 1784, as filed in the Klamath County Engineer's Office.