

M06-07858

Klamath County, Oregon

04/21/2006 03:12:22 PM

Pages 3 Fee: \$31.00



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
First American Title
404 Main Street, Suite 1
Klamath Falls, OR 97601

File No.: 7021-801493 (SAC)
Date: April 20, 2006

DEED OF RECONVEYANCE

First American Title Insurance Company of Oregon, an assumed business name of Title Insurance Company of Oregon, hereinafter Trustee, under that certain Deed dated _____, executed and delivered by **Southview Properties, LLC** as Grantor, and **Pac Equities, Inc.** as Beneficiary, and recorded **October 29, 2003**, as Fee No. **M03 page 80323** in the Mortgage Records of **Klamath County, Oregon**, conveying real property situated in said county described as follows:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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 this 20 day of April, 2006.

Title Insurance Company of Oregon, dba
First American Title Insurance Company of Oregon

By: [Signature]

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STATE OF OREGON)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 20 day of April, 2006
by Stacy Collins as Vice President of Title Insurance Company of Oregon, a corporation, on behalf of the
corporation.





Jill M. O'Neil
Notary Public for Oregon
My commission expires: 10/18/07

Exhibit "A"

Real property in the County of Klamath, State of Oregon, described as follows:

Township 38 South, Range 8 East of the Willamette Meridian

Section 36: The SE $\frac{1}{4}$ NE $\frac{1}{4}$, and all of the SE $\frac{1}{4}$, also the SW $\frac{1}{4}$ NE $\frac{1}{4}$

Township 38 South, Range 9 East of the Willamette Meridian

Section 31: The SW $\frac{1}{4}$ NW $\frac{1}{4}$ and W $\frac{1}{2}$ SW $\frac{1}{4}$

Township 39 South, Range 9 East of the Willamette Meridian

Section 6: The N $\frac{1}{2}$ N $\frac{1}{2}$ and the SW $\frac{1}{4}$ NW $\frac{1}{4}$

Township 39 South, Range 8 East of the Willamette Meridian

Section 1: A portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$ of the Section described as follows: Beginning at the Northeast corner of the Section; thence West along the North boundary of the section to the North-South center line of said Section; thence south to the intersection of the North-South center line of the Section with the Northerly boundary of State Highway 140; thence following the Northerly boundary of Highway 140 Southeasterly to its intersection with the South boundary of the N $\frac{1}{2}$ NE $\frac{1}{4}$ of said Section 1; thence East on the South boundary of the N $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 1 to its intersection with the East boundary of Section 1; thence North to the point of beginning.

Section 1: Also the Easterly 40 feet of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ that lies Northerly of Highway 140

Section 1: Also a portion of the SW $\frac{1}{4}$ NE $\frac{1}{4}$, more particularly described as follows: Beginning at a 5/8 inch iron pin on the North line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ from which the Northeast 1/16 corner of said Section 1 bears S. 89 degrees 31'34" E. 40.00 feet; thence S. 00 degrees 08'01" E. parallel to the East line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$, 432.41 feet to a 5/8 inch iron pin on the Northeasterly right of way line of said State Highway 140; thence N. 56 degrees 11'22" West along said right of way line, 146.70 " E., generally along said existing fence, 358.95 feet to a 5/8 inch iron pin on the North line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$; thence S. 89 degrees 31'34" E. 46.50 feet to the point of beginning.

Section 1: That portion of the SE $\frac{1}{4}$ NE $\frac{1}{4}$ lying Northeasterly of Highway 140

SAVING AND EXCEPTING THE FOLLOWING PARCELS:

Lots 54, 8, 9, 58, 13, 39, 24, 46, 43, 26, 11, 51, 52, 53, 10, 19, 12, 47, 4, 5, 16, 17, 35, 41, 55, 56 and 57, Tract 1416, The Woodlands - Phase 1, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.