

AFTER RECORDING, RETURN TO:

William M. Ganong  
Attorney at Law  
514 Walnut Avenue  
Klamath Falls OR 97601

2006-017216

Klamath County, Oregon



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08/28/2006 12:13:15 PM

Fee: \$31.00

SEND TAX STATEMENTS TO:

No Change

### DEED OF RECONVEYANCE

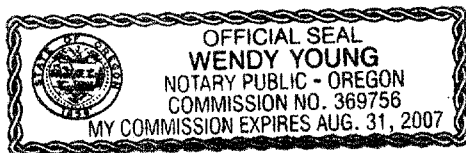
KNOW ALL MEN BY THESE PRESENTS, That the undersigned Trustee under that certain Trust Deed dated April 1, 2005, executed and delivered by Stephen J. Keller, as Grantor, and recorded on April 1, 2005 in the Mortgage Records of Klamath County, Oregon in Volume M05 at Page 22768-70, and again on April 8, 2005 in the Mortgage Records of Klamath County, Oregon in Volume M05 at Page 24180-82, having received from the beneficiary under the Trust Deed a written request to reconvey the remaining portion of the real property covered by said Trust Deed, does hereby, for value received, grant, bargain, sell, and convey, but without any warranty, express or implied, to the person or persons legally entitled thereto, all of the estate held by the undersigned in to the portion of the real property covered by said Trust Deed, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference. In construing this instrument and whenever its context so requires, the singular includes the plural.

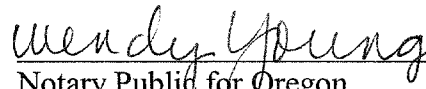
IN WITNESS WHEREOF, the undersigned Trustee has executed this instrument this 17 day of August, 2006.

  
William M. Ganong, Trustee

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on the 17<sup>th</sup> day of August, 2006 by William M. Ganong, as Trustee.



  
Notary Public for Oregon  
My Commission Expires: 8.31.2007

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**PARCEL 1:**

Lots 3, 7, 11 of TRACT 1341, ELEVENTH ADDITION TO SUNSET VILLAGE - PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No:	3909-012BD-05700-000 (Lot 3)	Key No:	887295
Tax Account No:	3909-012BD-06100-000 (Lot 7)	Key No:	887299
Tax Account No:	3909-012AC-00400-000 (Lot 11)	Key No:	887304

**PARCEL 2:**

An undivided one-half interest in the real property more particularly described as: That portion of the following described tract of land lying in the SW1/4 NE1/4 of Section 12, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon and lying Southerly and Easterly of ELEVENTH ADDITION TO SUNSET VILLAGE - PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

A tract of land situated in Section 12, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the most Northeasterly corner of "Tract 1108 - SEVENTH ADDITION TO SUNSET VILLAGE"; thence along the boundary of said "Tract 1108", South 23° 22' 00" West 290.00 feet, South 66° 38' 00" East 32.77 feet, South 23° 22' 00" West 170.00 feet, North 68° 57' 47" West 72.76 feet, West 180.07 feet, North 01° 54' 33" West 15.01 feet and West 15.00 feet to the Northeast corner of "Tract 1112 - EIGHTH ADDITION TO SUNSET VILLAGE"; thence along the Easterly boundary of said "Tract 1112", South 01° 54' 33" East 85.05 feet and South 435.00 feet to the Northerly right of way line of Orinda Drive; thence leaving said boundary line, East 542.74 feet; thence South 977.64 feet; thence East 222.00 feet, South 85.00 feet and East 165.00 feet to a point on the West boundary line of "Tract 1194 - TENTH ADDITION TO SUNSET VILLAGE"; thence along the boundary of said "Tract 1194", North 185.00 feet, East 105.00 feet, North 46.00 feet, East 339.61 feet, North 17.43 feet, East 170.00 feet, South 12.00 feet and East 115.71 feet to a point on the East line of the W1/2 E1/2 NW1/4 SE1/4 of said Section 12; thence North 00° 12' 55" East along the said East line, 1115.81 feet to the C-E-W-E 1/256 corner of said Section 12; thence North 89° 52' 00" East along the East-West centerline of said Section 12, 195.59 feet to a point on the Southerly line of the "Oregon State Parks Bike Path" (formerly the O.C. & E. Railroad); thence North 66° 40' 00" West along the said Southerly line 1575.71 feet to the point of beginning.

Tax Account No:	3909-012AC-00100-000	Key No:	559176
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