



2006-025539  
Klamath County, Oregon



12/29/2006 11:12:08 AM

Fee: \$31.00

After recording return to:  
AmeriTitle, Attn Kristi Redd  
300 Klamath Ave.  
Klamath Falls, OR 97601

File No.: 7021-870339 (MTA)  
Date: December 28, 2006

### DEED OF PARTIAL 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 **August 14, 2006**, executed and delivered by **Rodney R. Lyon and Marie M. Lyon** as Grantor and in which **PremierWest Bank** is named as beneficiary, recorded **August 18, 2006**, in book **2006** at page **016678**, or as Fee No. [?] in the Mortgage Records of **Klamath County, Oregon**, having received from the beneficiary under said Deed, or his successor in interest, a written request to reconvey a portion of the real property covered by said Trust Deed, does hereby, for value received, 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 portion of the real property covered by said Trust Deed, to-wit:

#### See Attached Exhibit "A"

The remaining property described in said Trust Deed shall continue to be held by the said Trustee under the terms of said Deed. This partial reconveyance is made without affecting the personal liability of any person for payment of the indebtedness secured by said Trust Deed.

Dated this 28 day of December, 2006

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

By: \_\_\_\_\_

31-F

APN: **R801323**

Deed of Partial Reconveyance  
-continued

File No.: **7021-870339 (MTA)**  
Date: **December 28, 2006**

STATE OF OREGON                    )  
  )ss.  
County of Klamath                )

This instrument was acknowledged before me on this 28 day of Dec, 2006  
by Stacy Collins as Vice President of Title Insurance Company of Oregon, a corporation, on behalf of the  
corporation.



Stacy Allen

Stacy Allen

Notary Public for Oregon

My commission expires: 8/18/10

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

A tract of land being a portion of Parcel 2 of LAND PARTITION 27-03, situated in the NE1/4 of Section 5, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the Northwest corner of said Parcel 2; thence along the boundary of said Parcel 2, North  $86^{\circ} 00' 00''$  East 1127.70 feet, South  $68^{\circ} 10' 07''$  East 90.20 feet and South  $87^{\circ} 19' 34''$  East 71.17 feet; thence leaving the said boundary of Parcel 2, on the arc of a curve to the left (radius point bears South  $01^{\circ} 59' 12''$  East 1551.00 feet and central angle equals  $36^{\circ} 56' 28''$ ) 1000.00 feet; thence South  $51^{\circ} 04' 20''$  West 100.00 feet; thence on the arc of a curve to the left (radius point bears South  $47^{\circ} 29' 59''$  East 1000.00 feet and central angle equals  $22^{\circ} 41' 18''$ ) 395.98 feet; thence West 77.65 feet to a point on the West line of said Parcel 2; thence North 701.18 feet to the point of beginning, with bearings based on the plat of LAND PARTITION 27-03 on file at the office of the Klamath County Clerk.