



2007-002975

Klamath County, Oregon



02/21/2007 11:53:39 AM

Fee: \$21.00

1st-894467

PARTIAL DEED OF RECONVEYANCE WITHOUT WAIVER OF DEBT

NOW ALL MEN BY THESE PRESENTS: that the undersigned Trustee or Successor Trustee under that certain Trust Deed:

DATED : September 5, 2006
RECORDED : September 12, 2006
GRANTOR : Thane A Cleland
BENEFICIARY : **UMPQUA BANK**
TRUSTEE : **FIRST AMERICAN TITLE INSURANCE COMPANY**
INSTRUMENT NO. : **2006-018366**
COUNTY OF : **KLAMATH**

having received from the beneficiary under said Trust Deed, a written request to reconvey a portion of the real property covered by said Trust Deed, does hereby 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 the following described portion of the real property covered by said Trust Deed to wit:

Lot 11 of Tract 1454-Villa Place, According to the Official Plat Thereof on file in the office of the County Clerk of Klamath County, Oregon

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 indebtedness secured by said Trust Deed.

All sums and other obligations secured by the trust deed have not been fully paid or satisfied, but the beneficiary is releasing the trust property as security for the debt and obligations.

IN WITNESS WHEREOF, the undersigned trustee has caused its corporate name be signed hereunder by officers duly authorized thereunto by order of its Board of Directors

DATED: February 6, 2007

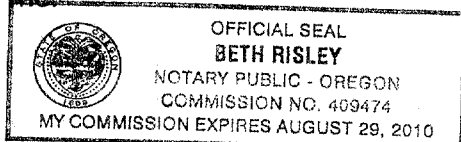
First American Title Insurance Company
An assumed business name of Title Insurance Co of Oregon
Successor in interest to Commercial Title Co.

BY: Dona Cramer
Dona Cramer, Authorized Signer

STATE OF OREGON
County of Douglas

This instrument was acknowledged before me on FEB 06 2007, by Dona Cramer, who being duly sworn, did say that she is an Authorized Signer of First American Title Insurance Company and that said instrument was signed on behalf of said company by authority of its board of directors; and she acknowledged said instrument to be its voluntary act and deed.

Before me:



Beth Risley
Notary Public for Oregon
My Commission expires: _____

After recording return to:
Umpqua Bank
Attn: Danielle #68754646
PO Box 1580
Roseburg OR 97470
#07-0295