

2008-009296

Klamath County, Oregon

AFTER RECORDING RETURN TO:
EPPERSON, GARY & SMITH, DAVID
2770 Market Street
Bonanza, OR 97623



00048739200800092960010014

06/24/2008 03:33:35 PM

Fee: \$21.00

RESCISSION OF NOTICE OF DEFAULT

ATE: 65647

Reference is made to that certain trust deed in which David A. Smith and Gary Epperson was the grantor, AmeriTitle was trustee and Beneficial Oregon, Inc., dba Beneficial Mortgage Co. was the beneficiary, said trust deed was recorded June 3, 1996, in Volume M96 at Page 16183, the mortgage records of Klamath County, Oregon and conveyed to the said trustee the following real property:

Lots 1, 2 and 3, in Block 18 of First Addition to Bonanza, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

A notice of grantor's default under said trust deed, containing the beneficiary's or trustee's election to sell all or part of the above described real property to satisfy grantor's obligations secured by said trust deed was recorded on March 10, 2008 in Recorder's Fee No. 2008-03000, in mortgage records; thereafter by reason of the default being cured as permitted by the provisions of Section 86.753, Oregon Revised Statute, the default described in said notice of default has been removed, paid and overcome so that said trust deed should be reinstated.

NOW, THEREFORE, notice is hereby given that the undersigned trustee does hereby rescind, cancel and withdraw said notice of default and election to sell; said trust deed and all obligations secured thereby hereby are reinstated and shall be and remain in force and effect the same as if no acceleration had occurred and as if said notice of default had not been given; it being understood however, that this rescission shall not be construed as waiving or affecting any breach or default - past, present or future- under said trust deed or as impairing any right or remedy thereunder, or as modifying or altering in any respect any of the terms, covenants, conditions or obligations thereof, but is and shall be deemed to be only an election without prejudice, not to cause a sale to be made pursuant to said notice so recorded.

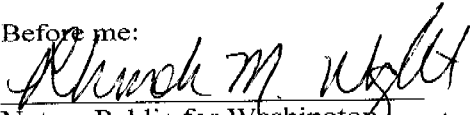
Dated: 6/18/2008

By: 
Kelly D. Sutherland, Successor Trustee

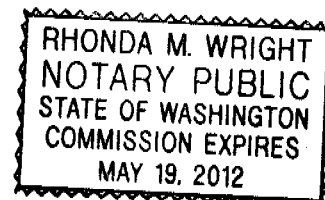
STATE OF WASHINGTON)
)ss.
COUNTY OF CLARK)

This instrument was acknowledged before me on June 18, 2008, by Kelly D. Sutherland, Successor Trustee.

Before me:


Notary Public for Washington
My Commission Expires: 5/19/2012

S&S #: 08-100266



#21-A