



02/18/2009 09:03:02 AM

Fee: \$36.00

**AFTER RECORDING MAIL TO:**

UPF SERVICES, LLC  
Ref #56047-219010  
910 WEST BOONE AVE.  
SPOKANE, WA 99201

**APPOINTMENT OF SUCCESSOR TRUSTEE**

Pursuant to ORS 86.790(3), Sterling Savings Bank, successor in interest to Klamath First Federal Savings & Loan Assn. the present beneficiary, hereby appoints BRAD L. WILLIAMS, an Oregon attorney, as Successor Trustee of the Trust Deed executed by Larry E Johnson and Charlene M Johnson, husband and wife, as Trustor(s) on 6/25/2001, to Pacific Cascades Financial, Inc, as Trustee, recorded in the office of the Klamath County Recorder, State of Oregon on 6/29/2001 in Book M01 at Page 31627 under Recording No. N/A and re-recorded on 9/25/2001 as Recording No. N/A Book M01, Page 48759 in Klamath County, Oregon, and covers the real property situate in Klamath County, Oregon, as described herein;

Said Successor Trustee to have all the powers of the original Trustee, effective herewith. The undersigned hereby requests that BRAD L. WILLIAMS, as Successor Trustee of said Deed of Trust, convey, without warranty, to the parties designated by the terms of same all the estate held thereunder in and to the following portion of the real property described in said deed, to-wit:

**STERLING SAVINGS BANK, SUCCESSOR IN INTEREST TO  
KLAMATH FIRST FEDERAL SAVINGS & LOAN ASSN.**

DATED: 02/12/2009

BY:

Sharon K. Van Auch, Vice President of UPF Washington Inc., Attorney-in-Fact for Sterling Savings Bank

STATE OF WASHINGTON, County of Spokane:

On 2/12/2009 before me, the undersigned Notary Public, personally appeared Sharon K. Van Auch, Vice President of UPF Washington Inc., personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same in his/her/their authorized capacity(ies) as Attorney-in-Fact for Sterling Savings Bank to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

WITNESS my hand and official seal.

VICKI E. ANDERSON  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION EXPIRES  
JULY 8, 2011

NOTARY PUBLIC in and for the State of Washington  
My commission expires: 7/08/2011

**DEED OF PARTIAL RECONVEYANCE**

BRAD L. WILLIAMS, an Oregon attorney, having received from Beneficiary the appointment as Successor Trustee and the written request to reconvey a portion of the real property covered by the hereinabove referenced 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 the estate held by the undersigned in and to the following described portion of the real property covered by the trust deed, to-wit:

Legal Description: SEE ATTACHED LEGAL DESCRIPTION BY THIS REFERENCE MADE A PART  
HEREOF

Tax Parcel No.:

BRAD L. WILLIAMS, Successor Trustee

STATE OF WASHINGTON, COUNTY OF SPOKANE:

2/12/2009. Personally appeared the above-named BRAD L. WILLIAMS, Successor Trustee, and acknowledged the foregoing instrument to be his voluntary act and deed.

VICKI E. ANDERSON  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION EXPIRES  
JULY 8, 2011

Before me:   
Notary Public for Washington  
My commission expires: 7/08/2011

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

A portion of Lot 2, Block 31, TRACT NO. 1081, FIFTH ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the County, Clerk, Klamath County, Oregon, more particularly described as follows:

A tract of land being a portion of Lot 2, Block 31 of "Tract No. 1081 - Fifth Addition to Klamath River Acres", situated in the NW1/4 of Section 6, Township 40 South, Range 8 East, Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the Southwesterly corner common to Lot 1, Block 31 and said Lot 2; thence North  $50^{\circ} 21' 32''$  East, along the line common to said Lots 1 and 2, 148.91 feet; thence South  $40^{\circ} 47' 04''$  West 32.25 feet; thence South  $52^{\circ} 58' 54''$  West 117.23 feet to the point of beginning.