

2010-008211

Klamath County, Oregon



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07/08/2010 10:59:32 AM

Fee: \$52.00

Recording Requested By:  
CT Lien Solutions  
P.O.Box 29071  
Glendale CA 91209

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Glendale, CA 91209  
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**SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

LOAN #: 593105657-2 "BALEY-TROTMAN FARMS" KLAMATH COUNTY, Oregon

Dated: June 22, 2010

WHEREAS ENTITLE INSURANCE COMPANY, INC. (AN OHIO CORPORATION) is the present Trustee of record under the following described Deed of Trust:

Trustor: **Baley-Trotman Farms, an Oregon General Partnership**; Beneficiary: **PREMIERWEST BANK**;

Original Beneficiary: **PREMIERWEST BANK**; Original Trustee: **AMERITITLE**

Substitute Trustee : **ENTITLE INSURANCE COMPANY, INC. (AN OHIO CORPORATION)**

Dated: 1/8/2009 Recorded: 1/21/2009 in Book/Reel/Liber: Page: as Instrument No.: 2009-000725, in **KLAMATH COUNTY, Oregon**

Loan Amount **\$5,353,194.00**,

Property Address: **24225 Stateline Road & 1459 Depot Road, Malin, OR 97632**

Legal and/or Assignment: **SEE ATTACHED FOR LEGAL DESCRIPTION**

AND WHEREAS, the above said Deed of Trust has been paid in full; and the undersigned, who is the present Beneficiary under said Deed of Trust, desires to appoint a successor Trustee under said Deed of Trust in the place and stead of present Trustee hereunder;

Now therefore, the undersigned hereby substitutes **ENTITLE INSURANCE COMPANY, INC. (AN OHIO CORPORATION)** as Successor Trustee under said Deed of Trust, to have all the powers of said original Trustee, effective immediately;

NOW THEREFORE, the present Trustee having received from the present owner of the beneficial interest under said Deed of Trust and the obligations secured thereby, a written request to reconvey by reason of the obligations secured by said Deed of Trust;

DOES HEREBY RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate, title and interest now held by it under said Deed of Trust, describing the land therein as more fully described in said Deed of Trust.

**PREMIERWEST BANK**

On June 22, 2010

By:

**ROMMEL CLARIN**

**ASSISTANT VICE PRESIDENT**

STATE OF California, COUNTY OF LOS ANGELES

On June 22, 2010, before me, **Janice P. Share** a Notary Public in and for the county of **LOS ANGELES** in the state of **California**, personally appeared **Rommel Clarin**, 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 to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity on behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

  
Notary Public  
**Janice P. Share**

(This area is for notarial seal)

By ENTITLE INSURANCE COMPANY, INC. (AN OHIO CORPORATION) as Trustee

On 6-29-10

By: [Signature]

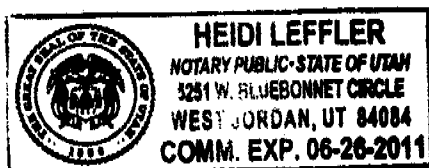
State of Utah  
County of Salt Lake

On 6-29-10, before me, Heidi Leffler, a Notary Public in and for the county of Salt Lake in the State of Utah, personally appeared William Avis, TRUSTEE, 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 to me that he/she/they executed the same in his/her/their authorized capacity, and that by this/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,

[Signature]  
Notary Expires: 6/26/11

(This area is for the notarial seal)



### LEGAL DESCRIPTION

Real property in the unincorporated area of the County of Siskiyou, State of California, described as follows:

#### PARCEL A:

Lying and being in Lot 4, Section 16, Township 48 North, Range 4 East, M.D.B.&M described as follows:

Beginning at a point on the Northeasterly line of right of way of the Central Pacific Company that is 150 feet Northeasterly measured at right angles, from center line of the originally located main track of said railway company at Engineer's Station 1152+26.0 said point bears South 24° 44' 40" West 852.95 feet from the North quarter corner of said Section 16 in the California-Oregon State boundary line; thence South 39° 34' East 400.0 feet along said Northeasterly line of right of way and parallel to said center line of main track; thence South 50° 26' West 86.0 feet to a point that is 64 feet Northeasterly, measured at right angles, from said center line of main track at Engineer Station 1156+26.0; thence North 39° 34' West 400.0 feet parallel to said center line to point; thence North 50° 26' East 86.0 feet to the point of beginning.

Excepting any portion that might lie in the State Highway.

#### PARCEL B:

##### Parcel I:

Farm Unit "D" according to the Farm Unit Plat or the Northwest quarter of the Northwest quarter and the North half of the Southwest quarter of the Northwest quarter of Section 24, Township 48 North, Range 4 East, Mount Diablo Meridian.

##### Parcel II:

Farm Unit "E" according to the Farm Unit Plat or the Northwest quarter of the Southwest quarter and the South one-half of the Southwest quarter of the Northwest quarter of the Northwest quarter of Section 24, Township 48 North, Range 4 East, Mount Diablo Meridian.

#### PARCEL C:

All that portion of Farm Unit "B" in Government Lot 8, Section 1, Township 47 North, Range 4 East, M.D.M. shown as the "remainder" parcel on the Parcel Map for Highlands Stronghold, Inc. (Dan Crawford) filed in the Siskiyou County Recorder's Office on October 17, 1985 in Parcel Map Book 10, page 37.

APN: 001-120-050, 001-140-130, 210; 001-210-390