

WTC 88761

2011-009352

Klamath County, Oregon



00106031201100093520020028

08/12/2011 03:15:42 PM

Fee: \$42.00

AFTER RECORDING RETURN TO
Executive Trustee Services, LLC
2255 North Ontario Street, Suite 400
Burbank, CA 91504-3120

TS#: OR-224113-C

LOAN #:0656964130

RESCISSION OF NOTICE OF DEFAULT

Reference is made to that certain trust deed in which GEORGE COWAN, III, AND SHEILY COWAN, AS TENANTS BY THE ENTIRETY was grantor. FIRST AMERICAN TITLE INSURANCE COMPANY OF OREGON was trustee and "MERS" MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR GMAC MORTGAGE, LLC DBA DITECH A RESIDENTIAL MORTGAGE LENDER was beneficiary, said trust deed was recorded on 03/11/2008, in book/reel/volume No. at page or as fee/file/instrument/microfilm/reception No. 2008-003072(indicate which), of the mortgage records of Klamath County, OR and conveyed to the said trustee the following real property situated in said county:

APN# **R211513**

Commonly Known As: 2344 OREGON AVE, KLAMATH FALLS, OR 97601
THE LAND REFERRED TO IN THIS POLICY IS SITUATED IN THE STATE OF OREGON,
COUNTY OF KLAMATH, CITY OF KLAMATH FALLS, AND DESCRIBED AS FOLLOWS: LOT
6 IN BLOCK 59, BUENA VISTA, 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 of part of the above described real property to satisfy grantor's secured by said trust deed was recorded on **10/13/2010**, in said mortgage records, in book/reel/volume/no. / or as fee/file/instrument/microfilm No **2010-012082** (indicate which): thereafter by reason of the default being cured as permitted by the provisions of Section 86,753, Oregon Revised Statutes, 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 affect 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 implying or affecting an breach or default (past, present or future) under said trust deed or impairing any right or remedy thereunder, or as modifying or altering in any respect 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.

4/20/11

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IN WITNESS WHEREOF, the undersigned trustee has hereunto set his hand and seal; If the undersigned is a corporation. It has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its Board of Directors.

Dated: Aug. 9, 2011

LSI TITLE COMPANY OF OREGON, LLC

C. A. Biddle
C.A. Biddle
Authorized Signatory

State of California) ss.
County of ~~Los Angeles~~)

On 8/9/11

before me,

David Mathias

Notary Public, personally appeared

C. A. BIDDLE who 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 upon behalf of which the person(s) acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature David Mathias (Seal)

David Mathias

David Mathias

