

2012-002133

Klamath County, Oregon



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02/28/2012 03:06:41 PM

Fee: \$47.00

OFFICE

RECORDING COVER SHEET (Please Print or Type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

AFTER RECORDING RETURN TO:

Cal-Western Reconveyance Corp

525 East Main St

El Cajon, CA 92020

TS# 1297709-09

4532680 / 1624450

TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a): RESCISSION OF NOTICE OF DEFAULT

Indirect Grantee

~~DIRECT PARTY / GRANTOR(S)~~ ORS 205.125(1)(b) and 205.160:

1. **Trustor:** Gloria Hernandez, 2440 Reclamation Ave, Klamath Falls, OR 97601
2. **Beneficiary:** Aurora Bank, FSB, 2617 College Park Drive, Scottsbluff, NE 69361-2294

Direct Grantor

~~INDIRECT PARTY / GRANTEE(S)~~ ORS 205.125(1)(a) and 205.160:

1. **Trustee:** Cal-Western Reconveyance Corp., 525 East Main St, El Cajon, CA 92020

deed Reference: mob-00597

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After recording return to:

AURORA BANK, FSB
2617 COLLEGE PARK DRIVE
SCOTTSBLUFF NE 69361-2294

(Recorder's Use)

T.S. No. 1297709-09

RESCISSION OF NOTICE OF DEFAULT

Reference is made to that certain Trust Deed in which
GLORIA ALVITA HERNANDEZ
was Grantor,

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS") AS NOMINEE FOR FIRST
INDEPENDENT MORTGAGE COMPANY
was Beneficiary

and said Trust Deed was recorded January 11, 2006, in book/reel Volume No. XX at page XX or as
fee/file/instrument/microfilm/reception No.M06-00597 (indicate which), of the mortgage records of
KLAMATH County, Oregon, and conveyed to the said trustee the following real property situated in said
county:

LOT 9, BLOCK 301, DARROW ADDITION TO THE CITY OF KLAMATH FALLS, 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 the
above described real property to satisfy grantor's obligations secured by said trust deed was recorded on
September 24, 2010, in said mortgage records in book/ reel/volume No. XX at page XX or as
fee/file/instrument/microfilm/reception No. 2010-11335 (indicate which); thereafter by reason of certain
payments on said obligations made as permitted by the provisions of Section 86.760, 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 hereby is given that CAL-WESTERN RECONVEYANCE CORPORATION 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 of 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.

IN WITNESS WHEREOF, the undersigned trustee has hereunto set its 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.

RESCISSION OF NOTICE OF DEFAULT

T.S. No. 1297709-09

CAL-WESTERN RECONVEYANCE CORPORATION

pcampbell
Pamela Campbell, A.V.P.

Dated: December 22, 2011

STATE OF CALIFORNIA

COUNTY OF SAN DIEGO

On **DEC 30 2011** before me, **Rosalyn Hall**
a Notary Public, personally appeared Pamela Campbell, A.V.P., 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

(Seal)

Signature

Rosalyn Hall

