

Fee: \$37.00

After recording, return to
Neal G. Buchanan
435 Oak Avenue
Klamath Falls, OR 97601

**Until a change is requested send
tax statements to:**

NO CHANGE

TRUSTEE'S DEED OF RECONVEYANCE

KNOW ALL BY THESE PRESENTS that the undersigned successor trustee under that certain trust deed dated January 20, 2006, executed and delivered by Randy McNeilly and Danielle McNeilly, 4735 Meadow Glen Loop, Klamath Falls, OR 97603, as the Grantor, to First American Title Insurance Company, 404 Main St. Suite 1 Klamath Falls, Oregon 97601, as the Trustee, in which Klamath-Austin, LLC, an Oregon limited liability company, PO Box 1583, Corvallis, OR 97339, is the original beneficiary recorded in the microfilm records of Klamath County, Oregon, on January 24, 2006, as Vol. M06, Page 01409, conveying the real property in said county described as follows:

Lot 33, FIRST ADDITION TO EVERGREEN MEADOWS, TRACT 1329, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, which property has the address of 4735 Meadow Glen Loop, Klamath Falls, OR 97603.

The undersigned has received from the current beneficiary, a request to reconvey and 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 of the estate held by the undersigned in and to the described premises by virtue of the trust deed.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424 OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11 CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

In construing this instrument and whenever its context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the undersigned trustee has executed this instrument.

Dated: March 5, 2012

Steven L. Adkins, Attorney at Law
Successor Trustee

STATE OF OREGON)
) ss.
County of Benton)

This instrument was acknowledged before me on March 5, 2012.



Cathy J. Lee
NOTARY PUBLIC FOR OREGON