

WTC 91909

2012-010618

Klamath County, Oregon

AFTER RECORDING RETURN TO:  
Shapiro & Sutherland, LLC  
1499 SE Tech Center Place, Suite 255  
Vancouver, WA 98683  
11-107867



00124792201200106180020020

09/25/2012 03:08:11 PM

Fee: \$47.00

**RESCISSION OF NOTICE OF DEFAULT**

Reference is made to that certain trust deed in which Tommy Nicholson, was the grantor, AmeriTitle was trustee and Washington Mutual Bank, FA was the beneficiary, said trust deed was recorded May 23, 2006, in Volume M06 at Page 10412, in the mortgage records of Klamath County, Oregon and conveyed to the said trustee the following real property:

See complete Legal Description attached as Exhibit "A"

A notice of grantor's default under said trust deed, containing the beneficiary's or trustee's election to sell all or part of the above described real property to satisfy grantor's obligations secured by said trust deed was recorded on June 4, 2012, in Volume 2012 at Page 006056, in the mortgage records; pursuant to instructions from the beneficiary, the Notice of Default is hereby rescinded, so that said trust deed should be reinstated.

NOW, THEREFORE, notice is hereby given that the undersigned trustee, KELLY D. SUTHERLAND, SHAPIRO & SUTHERLAND, LLC, 1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683, 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 or 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.

Dated: 9/23/2012

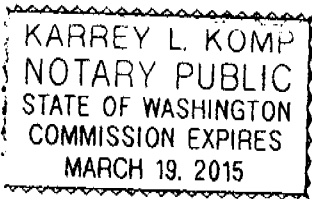
By: [Signature]  
Kelly D. Sutherland, Successor Trustee

STATE OF WASHINGTON )  
 )ss.  
COUNTY OF CLARK )

This instrument was acknowledged before me on this 23rd day of September, 2012, by Kelly D. Sutherland, Successor Trustee.

Before me:

[Signature]  
Notary Public for Washington  
My Commission Expires: 3-19-2015



479mt

**EXHIBIT "A"**

The East 200 feet of the S1/2 S1/2 SW1/4 SW1/4 that lies Easterly of Sprague River, Section 21, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon; EXCEPTING THEREFROM the Northerly 25 feet. TOGETHER WITH an easement for joint user roadway over and across the East 60 feet of that portion of the NW NW of Section 28, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, lying North of Sprague River Road, as created by instrument recorded September 17, 1970, in Volume M70, page 8222, Microfilm Records of Klamath County, Oregon.