

2013-008843

Klamath County, Oregon



00140259201300088430010012

08/05/2013 09:38:55 AM

Fee: \$37.00

Grantor:

Jonathan & Elizabeth Hankins
2427 Radcliffe Avenue
Klamath Falls, Oregon 97601

Beneficiary:

Pacwest Funding, Inc.
dba Precision Capital
4710 Village Plaza Loop, Suite 215
Eugene, Oregon 97401

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

No change

After recording return to:

Dean S. Kaufman
142 West 8th Avenue
Eugene, Oregon 97401

TRUSTEE'S DEED OF RECONVEYANCE

BE IT KNOWN BY THESE PRESENTS, that the undersigned trustee under that certain trust deed dated May 23, 2012, executed and delivered by JONATHAN G. HANKINS and ELIZABETH M. HANKINS, as grantor, and recorded on June 1, 2012, at Reception No. 2012-005981, Official Records of Klamath County, Oregon, conveying real property situated in said county described as follows:

Lot 18 in Block 306 of 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.

having received from the beneficiary, PACWEST FUNDING, INC., an Oregon Corporation, dba PRECISION CAPITAL, under said trust deed a written request to reconvey, reciting that the obligation secured by said trust deed has been fully paid and performed, hereby does 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 said described premises by virtue of said 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

In construing this instrument, and whenever the content hereof so requires, the masculine gender includes the feminine and neuter, and the singular includes the plural.

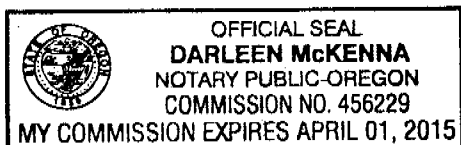
IN WITNESS WHEREOF, the undersigned trustee has executed this instrument; if the undersigned is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its Board of Directors.

DATED this 30th day of July, 2013.

Dean S. Kaufman, Trustee

STATE OF OREGON, County of Lane) ss.

Personally appeared the above-named Dean S. Kaufman, and acknowledged the foregoing instrument to be his voluntary act and deed, this 30th day of July, 2013. Before me:



Notary Public for Oregon