

2015-001257

Klamath County, Oregon



00165024201500012570020028

02/12/2015 09:28:52 AM

Fee: \$47.00

After Recording Return to:
John C. Watkinson
101 East Broadway, Suite 200
Eugene, OR 97401

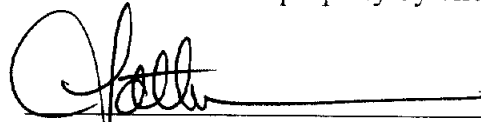
Until a change is requested all tax statements
will be sent to the following address:
No change

DEED OF FULL RECONVEYANCE

The undersigned is the Trustee under that certain Deed of Trust, Assignment of Leases and Rents and Security Agreement dated September 8, 2005, executed and delivered by BHG K Falls, LLC, an Oregon limited liability company, as Grantor, PMC Commercial Trust, a Texas real estate investment corporation, as Beneficiary, and John C. Watkinson, as Trustee, and recorded on September 12, 2005, as instrument No. M05-64037, in the records of Klamath County, Oregon. The trust deed conveyed the real property situated in that county described on attached Exhibit A.

The undersigned Trustee having received a written request to reconvey, reciting that the obligation secured by the deed of trust has now been fully paid, hereby conveys, 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 above described property by virtue of the deed of trust.

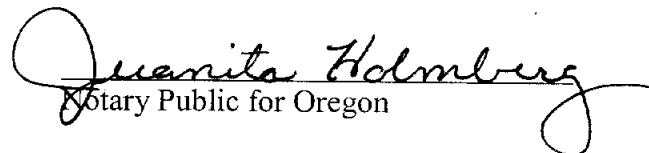
Dated: February 6, 2015


John C. Watkinson, Trustee

State of Oregon)
) ss.
County of Lane)

This instrument was acknowledged before me on February 6, 2015, by John C. Watkinson, Trustee.




Notary Public for Oregon

Deed of Reconveyance - 1

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EXHIBIT A

Real property in the County of Klamath, State of Oregon, described as follows:

Beginning at a 1/2 inch iron pin on the South line of the relocated right of way of the Klamath Falls-Lakeview Highway (South Sixth Street) which bears South 80°45' West a distance of 290.3 feet and South 0°06'30" West a distance of 11.82 feet from the Northeast corner of the NW 1/4 SE 1/4 of Section 3 Township 39 South, Range 9 E.W.M.; said iron pin also being the Northwest corner of Parcel of land conveyed to the United States National Bank of Portland by deed recorded in Volume 293, page 435, Deed records of Klamath County, Oregon; thence North 89°58'30" West along said relocated right of way line, a distance of 100.0 feet to an iron pin and the true point of beginning of this description; thence South 0°06'30" West parallel with the West line of said United States National Bank parcel a distance of 150.0 feet to an iron pin; thence South 89°58'30" East parallel to the South line of said re-located highway right of way a distance of 100 feet to an iron pin on the West line of said United States National Bank parcel; thence South 0°06'30" West along said West line a distance of 30.0 feet to a 5/8 inch iron pin marking the Southwest corner of said parcel; thence South 0°55'30" East a distance of 329.18 feet, more or less, to a 5/8 inch iron pin on the Northeasterly right of way line of the O.C.&E. Railroad; thence North 67°15' West along said right of way line a distance of 472.81 feet, more or less, to an iron pin on the Easterly right of way line of the U.S.R.S. Drain 1-C; thence North 29°11'00" West along said right of way line a distance of 65.47 feet to an iron pin; thence North 01°22'00" West along the West line of parcel of land conveyed to Johann L. Uhrek et ux., by deed recorded September 20, 1950, Deed Vol. 242, page 201, records of Klamath County, Oregon, a distance of 266.9 feet, more or less, to the South line of the said Klamath Falls-Lakeview Highway (South Sixth Street); thence South 89°58'30" East along said relocated right of way line a distance of 367.8 feet, more or less, to the point of beginning.

Tax Parcel Number: R528619 and R528637