

This document prepared by:

State Farm Bank
PO Box 5961
Madison, WI 53705-0961
Valerie M Rung
(877) 638-0158 x5340

2015-007370

Klamath County, Oregon



00172465201500073700020025

07/07/2015 02:20:49 PM

Fee: \$47.00

RETURN TO:

ATTN: LOAN SERVICING
STATE FARM BANK, FSB
PO BOX 5961
MADISON WI 53705-9282

DEED OF RECONVEYANCE

Oregon

WHEREAS, BMO HARRIS BANK N.A., SUCCESSOR-IN-INTEREST TO M&I SUPPORT SERVICES CORPORATION, whose address is PO BOX 5920, MADISON, WI 53705, is the Trustee or Successor Trustee of record under the following described Deed of Trust. This trust deed release has been executed in compliance with the laws and statutes of the state of Oregon:

Trustor: CHRISTINA FLYNN, NOT PERSONALLY BUT AS TRUSTEE ON BEHALF OF THE
CHRSTINA FLYNN TRUST DATED JUNE 12, 1998; AND CHRISTINA FLYNN; A SINGLE PERSON

Beneficiary: STATE FARM BANK, FSB

Trustee: BMO HARRIS BANK N.A., SUCCESSOR-IN-INTEREST TO M&I SUPPORT
SERVICES CORPORATION

Dated: 12/13/2007

Recorded On: 01/03/2008

Book: N/A

Page: N/A

Document/Instrument #: 2008-000089

Property Address: 14045 HILL ROAD, KLAMATH FALLS, OR 97603

Legal Description: SEE ATTACHED

Pin #: 000R97594

County: KLAMATH County, State of OREGON

AND WHEREAS, the above said Deed of Trust has been paid in full.

NOW THEREFORE, the present Trustee having received from the present owner of the beneficial interest under said Deed of Trust and the obligations secured thereby a written request to reconvey by reason of the obligations secured by said Deed of Trust, DOES HEREBY RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate, title and interest now held by it under said Deed of Trust in said County in the State of Oregon, describing the land therein as more fully described in said Deed of Trust.

Dated: July 1, 2015

BMO HARRIS BANK N.A., SUCCESSOR-IN-INTEREST
TO M&I SUPPORT SERVICES CORPORATION,

Trustee

By: BRIAN J COVELLI

TITLE: AUTHORIZED OFFICER

State of WISCONSIN) s.s.
County of DANE)

This instrument was acknowledged before me on July 1, 2015 by BRIAN J COVELLI, AUTHORIZED OFFICER OF BMO HARRIS BANK N.A., SUCCESSOR-IN-INTEREST TO M&I SUPPORT SERVICES CORPORATION.

CHRIS HINKLE
NOTARY PUBLIC
STATE OF WISCONSIN

CHRIS HINKLE

Notary Public, State of Wisconsin

My commission expires 03/18/2019

2008-000089

Klamath County, Oregon

RECORDATION REQUESTED BY:

State Farm Bank, F.S.B.
Bank Loan Center
One State Farm Plaza
Bloomington, IL 61710



01/03/2008 08:19:26 AM

Fee: \$61.00

WHEN RECORDED MAIL TO:

State Farm Bank, F.S.B.
P.O. Box 5961
Madison, WI 53705-0961

1135473-223596

SEND TAX NOTICES TO:

CHRISTINA FLYNN
THE CHRISTINA FLYNN TRUST DATED JUNE 12, 1998
14045 HILL RD
KLAMATH FALLS, OR 97603

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

LINE OF CREDIT INSTRUMENT

RETURN TO DRI
DRI Title & Escrow
12720 I Street, Suite 100
Omaha, NE 68137

LINE OF CREDIT DEED OF TRUST. (A) This Deed of Trust is a LINE OF CREDIT INSTRUMENT. (B) The maximum principal amount to be advanced pursuant to the Credit Agreement is \$150,000.00. (C) The term of the Credit Agreement commences on the date of this Deed of Trust and ends on December 18, 2014.

THIS DEED OF TRUST is dated December 13, 2007, among CHRISTINA FLYNN, not personally but as Trustee on behalf of THE CHRISTINA FLYNN TRUST DATED JUNE 12, 1998; and CHRISTINA FLYNN; a Single Person ("Grantor"); State Farm Bank, F.S.B., whose address is Bank Loan Center, One State Farm Plaza, Bloomington, IL 61710 (referred to below sometimes as "Lender" and sometimes as "Beneficiary"); and M & I Bank, FSB, whose address is PO Box 5961, Madison, WI 53705 (referred to below as "Trustee").

Conveyance and Grant. For valuable consideration, represented in the Credit Agreement dated December 13, 2007, in the original principal amount of \$150,000.00, from Borrower to Lender, Grantor conveys to Trustee for the benefit of Lender as Beneficiary all of Grantor's right, title, and interest in and to the following described real property, together with all existing or subsequently erected or affixed buildings, improvements and fixtures; all easements, rights of way, and appurtenances; all water, water rights and ditch rights (including stock in utilities with ditch or irrigation rights); and all other rights, royalties, and profits relating to the real property, including without limitation all minerals, oil, gas, geothermal and similar matters, (the "Real Property") located in KLAMATH County, State of Oregon:

THE FOLLOWING DESCRIBED REAL PROPERTY FREE OF ENCUMBRANCES EXCEPT AS SPECIFICALLY SET FORTH HEREIN:

PARCEL #3 IN THE SE1/4 SE1/4 OF SECTION 8, TOWNSHIP 40 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON PIN WHICH IS SOUTH 0°30' EAST 2011.73 FEET AND SOUTH 89°58'30" WEST 330.00 FEET FROM A 1/2" IRON PIPE FOUND IN A MOUND OF ROCKS FOR NORTHEAST CORNER OF SE1/4 OF SECTION 8 OR (THE E1/4 OF SECTION 8) TO THE TRUE POINT OF BEGINNING. THENCE, SOUTH 0°30' EAST 670.00 FEET TO 1/2" IRON PIN; THENCE SOUTH 89°57'30" WEST 330.00 FEET ALONG OLD FENCE LINE TO 1/2" IRON PIN; NORTH 0°30' WEST 670.75 FEET TO A 1/2" IRON PIN; THENCE NORTH 89°58'30" EAST 330.00 FEET TO THE TRUE POINT OF BEGINNING, KLAMATH COUNTY, OREGON.

SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENT, COVENANTS, OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY.

The Real Property or its address is commonly known as 14045 HILL ROAD, KLAMATH FALLS, OR 97603. The Real Property tax identification number is 000R97594.

Revolving Line of Credit. This Deed of Trust secures the Indebtedness including, without limitation, a revolving line of credit, which obligates Lender to make advances to Borrower so long as Borrower complies with all the terms of the Credit Agreement. Such advances may be made, repaid, and remade from time to time, subject to the limitation that the total outstanding balance owing at any one time, not including finance charges on such balance at a fixed or variable rate or sum as provided in the Credit Agreement, any temporary overages, other charges, and any amounts expended or advanced as provided in either the Indebtedness paragraph or this paragraph, shall not exceed the Credit Limit as provided in the Credit Agreement. It is the intention of Grantor and Lender that this Deed of Trust secures the balance outstanding under the Credit Agreement from time to time from zero up to the Credit Limit as provided in the Credit Agreement and any intermediate balance.

Grantor presently assigns to Lender (also known as Beneficiary in this Deed of Trust) all of Grantor's right, title, and interest in and to all present and future leases of the Property and all Rents from the Property. In addition, Grantor grants to Lender a Uniform Commercial Code security

IMAGED