



300 Klamath Ave.
Klamath Falls, OR 97601

2016-011572
Klamath County, Oregon
10/31/2016 10:26:01 AM
Fee: \$52.00

PARTIAL RECONVEYANCE

MT1396 / 138424AM

KNOW ALL MEN BY THESE PRESENTS, that the undersigned
Trustee or Successor Trustee under that certain Trust Deed
Dated: February 17, 2015 Recorded: February 19, 2015
Executed & delivered by: Jeld-Wen, inc., an Oregon corporation,
(n/k/a JELD-WEN, Inc., a Delaware corporation)
For the benefit of: Wells Fargo Bank, National Association, a national banking
association
Document No.: 2015-001497, Microfilm Records of Klamath County, Oregon

Having received from the Beneficiary under said Trust Deed or Beneficiary's Successor in interest a written request to reconvey a portion of real property covered by said Trust Deed, does hereby for value received, grant, bargain, sell and convey, but without covenant or warranty, expressed or implied, to the person or persons legally entitled thereto, all of the estate held by the undersigned in and to the following described portion of real property covered by said Trust Deed to wit:

SEE ATTACHED EXHIBIT A

The remaining property described in said Trust Deed shall continue to be held by the said Trustee under the terms of said Trust Deed. This partial Reconveyance is made without affecting the liability of the Grantor (as defined in the Trust Deed) and its affiliates, for payment of the indebtedness secured by said Trust Deed or (ii) any other lien, assignment or mortgage, as applicable upon or relating to other lands, premises or other assets of the Grantor and its affiliates in connection with such indebtedness. In construing this instrument and whenever the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the undersigned Trustee has executed this document; if the undersigned is a corporation, it has caused its name to be signed by an officer or another person duly organized to do so by order of its Board of Directors.

Dated: 10/31/16

AMERITITLE

By:

Jean Phillips, Vice-President

STATE OF OREGON)
COUNTY OF KLAMATH)

On this 31st day of October, 2016, personally appeared Jean Phillips who, being duly sworn, did say that she is the Vice-President of AmeriTitle, that said instrument was signed on behalf of said corporation by authority of its Board of Directors; and she acknowledged said instrument to be its voluntary act and deed.

Pamela Jean Spencer
Notary Public-State of Oregon
My commission expires: 7/18/20

After recording return to:
Choat Hall & Stewart LLP
Attn: Joshua E Peary
Two International Place
Boston, MA 02110



EXHIBIT A

PARCEL 2: (Admin)

A strip of land situated in the SE1/4 NE1/4 and the NE1/4 SE1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said strip of land being 20 feet in width and being 10 feet each side of, measured at right angles to the following described line:

BEGINNING at a point in the centerline of the Southern Pacific Railroad Company's Shippington Spur track, said point being North 24°58'10" West a distance of 2981.4 feet from the iron axle marking the Southeast corner of said Section 19 (bearings and distance being based on record of Survey No. 34 as filed in the office of the Klamath County Surveyor); thence South 61°30' East a distance of 233.4 feet to the beginning of a 14 degree curve to the right (total central angle of said curve is 61°38' and total arc length is 440.2 feet); thence along said curve to

the right to its intersection with the Southerly right of way line of Lakeport Boulevard; Excepting any land included herein that may have been previously deeded for a railroad or highway use, it being the intent of this instrument to convey a 20 foot strip of land between the existing S.P.R.R. Shippington Spur and the Southerly right of way line of Lakeport Boulevard.

PARCEL 3: (Golf Course and 4013 Lakeport)

Parcels 1 and 2 of Land Partition 06-13 being an amended plat and a re-plat of Parcel 2 of Land Partition 12-08, together with other unplatted lands, situated in the S1/2 of Section 18, and a portion of Government Lots 4, 5, 6, 7, 8, 10 and 11 and the NE1/4 of the SW1/4 of Section 19, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County Oregon and being recorded on August 30, 2013 in instrument number 2013-010001, Records of Klamath County, Oregon.

PARCEL 6: (3726 Lakeport)

Lots 1, 2, 3 and 4 in Block 2 of PELICAN CITY, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 8: (3402, 3304 and 3306 Lakeport)

Parcel 1 and 2 of Land Partition 97-06 being a re-plat of Lots 7 through 12, Block 4 of Pelican City, situated in the S1/2 of the NE1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian Klamath County, Oregon.

Together with that part of vacated Opal Street which attached thereto by Ordinance #07-031 recorded on instrument #2009-000274, Records of Klamath County, Oregon

PARCEL 11: (522 Pelican Bay Street)

Lots 1, 2 and 3 in Block 4, PELICAN CITY, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.