



300 Klamath Ave.
Klamath Falls, OR 97601

2017-012651
Klamath County, Oregon
11/02/2017 01:48:49 PM
Fee: \$47.00

PARTIAL RECONVEYANCE

#87813 / 205062AM

KNOW ALL MEN BY THESE PRESENTS, that the undersigned
Trustee or Successor Trustee under that certain Trust Deed

Dated: June 23, 2010 Recorded: June 30, 2010

Executed & delivered by: Michael Steven Garret and Jerrie Jean Garrett

Instrument No.: 2010-007927, Microfilm Records of Klamath County, Oregon

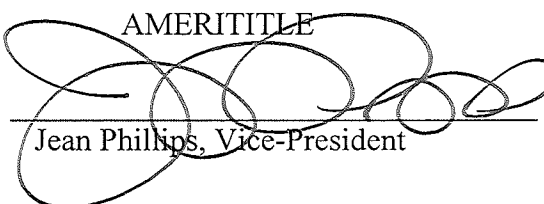
Having received from the Beneficiary under said Trust Deed or Beneficiary's Successor in interest a written request to reconvey a portion of real property covered by said Trust Deed, does hereby for value received, grant, bargain, sell and convey, but without covenant or warranty, expressed or implied, 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 – Page 1 of 1

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 personal liability of any person for payment of the indebtedness secured by said Trust Deed. In construing this instrument and whenever the context so requires, the singular includes the plural.

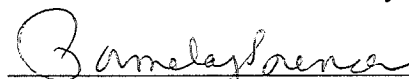
IN WITNESS WHEREOF, the undersigned Trustee has executed this document; if the undersigned is a corporation, it has caused its name to be signed by an officer or another person duly organized to do so by order of its Board of Directors.

Dated: November 2, 2017

By: AMERITITLE

Jean Phillips, Vice-President

STATE OF OREGON)
COUNTY OF KLAMATH)

On this 2nd day of November, 2017, 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.


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

After recording return to:
AmeriTitle – Account Servicing (#87813)
300 Klamath Avenue
Klamath Falls, OR 97601

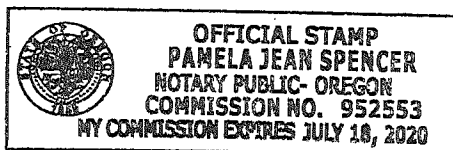


EXHIBIT A, Page 1 of 1.

Parcel 1:

That portion of the E $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 10, Township 40 South, Range 9 East of the Willamette Meridian lying North of the South line of the Wilbur C. Harnsberger, Jr., tract as in Volume M-72-1423, and lying Easterly of the existing drain #20 running in a Northerly direction, Klamath County, Oregon.

Parcel 2:

A parcel of land situated in the SE $\frac{1}{4}$ of Section 10, Township 40 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Commencing at a 2" x 36" iron pipe with a brass cap marking the Northwest corner of said SE $\frac{1}{4}$; thence South $0^{\circ} 21' 17''$ West along the Westerly line of said SE $\frac{1}{4}$, 1686.67 feet; thence leaving said Westerly quarter section line and running East along the Spring Lake meander line, distance of 291.79 feet; thence South $66^{\circ} 15'$ East a distance of 175.23 feet to the true point of beginning of this description; thence continuing South $66^{\circ} 15'$ East 204.77 feet; thence North $82^{\circ} 40'$ East a distance of 22.74 feet; thence leaving said Spring Lake and running North $0^{\circ} 16' 43''$ East a distance of 455.95 feet to the North line of SW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 10; thence South $89^{\circ} 45' 43''$ West a distance of 212.44 to a point; thence South 424.56 feet to the point of beginning.

Parcel 3:

The SW $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ in Section 10, Township 40 South, Range 9 East of the Willamette Meridian, in the County of Klamath and State of Oregon.

TOGETHER WITH a 30 foot easement for road and utility purposes over the Southerly 30 feet of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$, Section 10, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

ALSO TOGETHER WITH a non-exclusive easement for the purpose of ingress and egress being a 60 foot wide strip of land lying 30 feet on each side of the North line of the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 10, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.