

2018-007656  
Klamath County, Oregon  
06/26/2018 09:28:00 AM  
Fee: \$92.00

AFTER RECORDING RETURN TO:  
Shapiro & Sutherland, LLC  
1499 SE Tech Center Place, Suite 255  
Vancouver, WA 98683  
18-122853

## RESCISSIION OF NOTICE OF DEFAULT

Reference is made to that certain trust deed in which Lonnie R. Johnson, was the grantor, First American Title Insurance Company was trustee and Mortgage Electronic Registration Systems, Inc., as nominee for Stearns Lending, Inc., its Successors and Assigns was the beneficiary, said trust deed was recorded March 26, 2010, as 2010-003784, in the mortgage records of Klamath County, Oregon and conveyed to the said trustee the following real property:

LOT 16 IN BLOCK 4 OF TRACT 1000, SECOND ADDITION TO SUNSET VILLAGE,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF  
THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

A notice of grantor's default under said trust deed, containing the beneficiary's or trustee's election to sell all or part of the above described real property to satisfy grantor's obligations secured by said trust deed was recorded on June 12, 2018, as 2018-007055, in the mortgage records; thereafter by reason of the default being cured as permitted by the provisions of Section 86.753, Oregon Revised Statute, the default described in said notice of default has been removed, paid and overcome so that said trust deed should be reinstated.

NOW, THEREFORE, notice is hereby given that the undersigned trustee, KELLY D. SUTHERLAND, SHAPIRO & SUTHERLAND, LLC, 1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683, does hereby rescind, cancel and withdraw said notice of default and election to sell; said trust deed and all obligations secured thereby hereby are reinstated and shall be and remain in force and effect the same as if no acceleration had occurred and as if said notice of default had not been given; it being understood however, that this rescission shall not be construed as waiving or affecting any breach or default - past, present or future- under said trust deed or as impairing any right or remedy thereunder, or as modifying or altering in any respect any of the terms, covenants, conditions or obligations thereof, but is and shall be deemed to be only an election without prejudice, not to cause a sale to be made pursuant to said notice so recorded.

The Successor Trustee, Shapiro & Sutherland, LLC, has authorized the undersigned Attorney to execute the document on the Successor Trustee's behalf as allowed under ORS 86.713(9).

Shapiro & Sutherland, LLC  
Successor Trustee

By:

*Kelly D. Sutherland*

BBH 870575

Dated: 6/26/2018

STATE OF WASHINGTON )  
COUNTY OF CLARK )  
 )  
 )ss.

This instrument was acknowledged before me on this 20 day of June,  
2018, by Kelly Sutherland.

Before me:

Notary Public for Washington  
My Commission Expires: 10/16/2020



unofficial copy

