

2020-002756

Klamath County, Oregon

03/05/2020 08:14:13 AM

Fee: \$82.00

OREGON

COUNTY OF KLAMATH

LOAN NO.: 0579377635



WHEN RECORDED MAIL TO:

FIRST AMERICAN MORTGAGE SOLUTIONS

1795 INTERNATIONAL WAY

IDAHO FALLS, ID 83402

PH. 208-528-9895

DEED OF RECONVEYANCE

THE UNDERSIGNED, **FIRST AMERICAN TITLE INSURANCE COMPANY**, located at **1 FIRST AMERICAN WAY, SANTA ANA, CA 92707**, the Trustee, under that certain Deed of Trust dated **MAY 13, 2005** executed by **DAVID FILIPPE, JR. AND DENNIS R. SMITH AS TENANTS IN COMMON**, Trustor, to **FIRST AMERICAN TITLE COMPANY**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **FIRST MAGNUS FINANCIAL CORPORATION**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **MAY 18, 2005** in Book **M05** at Page **36117** in the Records of the County Clerk's Office in and for the County of **KLAMATH**, State of **OREGON**.

LEGAL DESCRIPTION: **AS DESCRIBED IN SAID DEED OF TRUST**

PROPERTY ADDRESS: **304 N 9TH ST, KLAMATH FALLS, OR 97601**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **FIRST MAGNUS FINANCIAL CORPORATION**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the Beneficiary under said Deed of Trust, a written request to reconvey, reciting that the obligation secured by said Deed of Trust has been fully paid and performed. NOW THEREFORE, the Undersigned does hereby grant, bargain, and convey said Deed of Trust, without any covenant or warranty, expressed or implied, to the person or persons legally entitled thereto, all the estate held by the Undersigned in and to said described premises by virtue of said Deed of Trust.

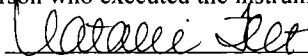
IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed this **MARCH 03, 2020**.

FIRST AMERICAN TITLE INSURANCE COMPANY


KIERSTEN BALCH, VICE PRESIDENT

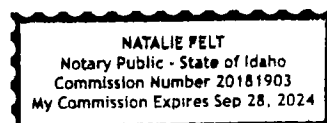
STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **MARCH 03, 2020**, before me, **NATALIE FELT**, personally appeared **KIERSTEN BALCH** known to me to be the **VICE PRESIDENT** of **FIRST AMERICAN TITLE INSURANCE COMPANY** the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same



NATALIE FELT (COMMISSION EXP. 09/28/2024)

NOTARY PUBLIC



POD: 20200225

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MERS PHONE: 1-888-679-6377