

2021-003013

Klamath County, Oregon



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03/01/2021 01:53:03 PM

Fee: \$82.00

**OREGON**

**RECORD 2ND**

COUNTY OF KLAMATH

LOAN NO.: 0579037333



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**, as Trustee or Successor Trustee, under that certain Deed of Trust dated **JULY 15, 2003** executed by **JOSE A RAMIREZ, AND CONNIE C RAMIREZ**, Trustor, to **DAVID FENNELL**, Original Trustee, for the benefit of **UNION FEDERAL BANK OF INDIANAPOLIS**, Original Beneficiary, and recorded on **JULY 15, 2003** in Book **M03** at Page **49398** 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: **435 N LAGUNA ST, KLAMATH FALLS, OR 97601**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR CITIMORTGAGE, 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 **FEBRUARY 22, 2021**.

**FIRST AMERICAN TITLE INSURANCE COMPANY**

  
NATALIE FELT, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **FEBRUARY 22, 2021**, before me, **MELANIE HANSON**, personally appeared **NATALIE FELT** 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.

  
MELANIE HANSON (COMMISSION EXP. 09/15/2026)  
NOTARY PUBLIC



POD: 20210209

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MERS PHONE: 1-888-679-6377