

2021-004790

Klamath County, Oregon



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03/30/2021 09:39:27 AM

Fee: \$82.00

**OREGON**

COUNTY OF KLAMATH

LOAN NO.: 0060105368



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 FEBRUARY 13, 2013 executed by DERRICK DEGROOT AND TERESA DEGROOT, AS TENANTS BY THE ENTIRETY., Trustor, to FIRST AMERICAN TITLE INSURANCE COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR STEARNS LENDING, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on FEBRUARY 13, 2013 as Instrument No. 2013-001692 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: 1680 RIDGE CREST DR, KLAMATH FALLS, OR 97601

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR STEARNS LENDING, INC., 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 19, 2021.

FIRST AMERICAN TITLE INSURANCE COMPANY

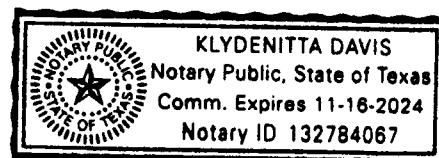
BRIDGET BOOKER, VICE PRESIDENT

STATE OF TEXAS

COUNTY OF DALLAS ) ss.

On MARCH 19, 2021, before me, KLYDENITTA DAVIS, personally appeared BRIDGET BOOKER 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.

KLYDENITTA DAVIS (COMMISSION EXP. 11/16/2024)  
NOTARY PUBLIC



POD: 20210311

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MERS PHONE: 1-888-679-6377