

AFTER RECORDING, RETURN TO:
AmeriTitle, LLC – Release Department
57100 Beaver Dr., Bldg. 5, Ste. 130
PO Box 4325
Sunriver, OR 97707

2022-009238
Klamath County, Oregon
07/28/2022 10:12:05 AM
Fee: \$82.00

RELEASE OF TRUST DEED

THIS RELEASE IS EXECUTED AND RECORDED PURSUANT TO THE PROVISIONS OF OREGON REVISED STATUTES ("ORS") 86.720.

AmeriTitle, LLC, a Delaware corporation, herein "Releasor," has been asked to release, in accordance with ORS 86.720, the Trust Deed described as follows:

Original Grantor : Jeffrey Michael Phillips and Diane Rose Phillips, as tenants by the entirety
Original Trustee : Chicago Title Company
Original Beneficiary : Mortgage Electronic Registration Systems, Inc. (MERS), solely as nominee for Nations Lending Corporation
Date of Trust Deed : June 24, 2020
Date of Recording : July 20, 2020
Recording Reference : 2020-008847
County of Recording : Klamath

The obligation(s) secured by the Trust Deed were paid in full as follows:

Date of Payment : June 16, 2021
Amount of Payment : \$174,828.86
Payee : LoanCare
Person on whose behalf payment was made : Jeffrey Michael Phillips and Diane Rose Phillips, as tenants by the entirety

Releasor mailed Notice of Intention to Record this Release by first class mail, postage prepaid, to the Trust Deed's record beneficiary and to the party to whom full satisfaction payment was made. The Notices were mailed on the dates listed as follows:

Dates of Mailing of Notice of Intention to Record Release: June 22, 2022

Releasor has received no written objection to the execution and recording of this Release. Thirty days have expired following notice given pursuant to the statute. Releasor, therefore, declares that the Trust Deed is released pursuant to ORS 86.720, the same as if the real property described in the Trust Deed were reconveyed by a full reconveyance, executed without warranty by the Trustee of the Trust Deed, to the persons entitled to such reconveyance.

Dated: 7/28/22

AmeriTitle, LLC
By Denise Whitcomb, Assistant Secretary

STATE OF OREGON, County of DESCHUTES
This instrument was acknowledged before me on July 28, 2022 by Denise Whitcomb, Assistant Secretary of AmeriTitle, LLC, on its behalf

Angela Lavonne Bender
Notary Public for Oregon
My Commission Expires: July 28, 2025

