

2022-013515

Klamath County, Oregon



00308843202200135150020021

11/21/2022 09:37:03 AM

Fee: \$87.00

When Recorded Return To:

LIEN SOLUTIONS

PO BOX 29071

GLENDALE, CA 91209-9071

Phone #: 800-833-5778

MERS SIS # 888-679-6377 MIN: 100031200700938779

Prepared By:

WINTRUST MORTGAGE (WINTRUST)

KELLY CHRISTOPHER

9700 W. Higgins Road

Rosemont, IL 60018

2 of 2

DEED OF RECONVEYANCE

This Deed of Release is executed and recorded pursuant to the provisions of Oregon Revised Statutes § 86.720.



NATIONWIDE ESCROW SERVICES, INC., an Oregon Domestic Business Corporation as Trustee, under the Deed of Trust dated **11/09/2020**, made and executed by **TIMOTHY DAVID PHLAUM A MARRIED MAN AND, MARY ELAINE MYERS AN UNMARRIED WOMAN, NOT AS TENANTS IN COMMON, BUT WITH RIGHTS OF SURVIVORSHIP**, as Grantor, and recorded in **Instrument No: 2021-000745** on **01/19/2021**, of the Official Records in the Office of the Recorder of **Klamath County, Oregon**, having received from **Mortgage Electronic Registration Systems, Inc., as designated nominee for WINTRUST MORTGAGE, A DIVISION OF BARRINGTON BANK AND TRUST CO., N.A., beneficiary of the security instrument, its successors and assigns**, under said Deed of Trust a written request to reconvey, reciting that all sums secured by said Deed of Trust have been fully paid, satisfied, or otherwise discharged in the amount of **Loan Amount: \$157,306.00** on and said Deed of Trust and the note(s) secured thereby having been surrendered to the Trustee (or Trustor) for cancellation, does hereby reconvey, without warranty, to the person or persons legally entitled thereto, all right, title and interest acquired and now held by said Trustee under said Deed of Trust.


Property Address: 6742 EBERLEIN AVENUE, KLAMATH FALLS, OR, 97603

PIN: 453397

Trustee Address: 293 E 1700 N, Mapleton, UT, 84664

Dated this 11/18/2022

Trustee: **NATIONWIDE ESCROW SERVICES, INC., an Oregon Domestic Business Corporation**

By: 
Laura J. Rodriguez

State of: Minnesota

County of: Stearns

On 11/18/2022, before me, the undersigned, a notary public in and for said state, personally appeared Laura J. Rodriguez, as Authorized Agents of NATIONWIDE ESCROW SERVICES, INC., an Oregon Domestic Business Corporation, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.


Notary Public: Allison A. Leinen

My Commission Expires: 01/31/2027

