

AFTER RECORDING RETURN TO:

The Mortgage Law Firm, LLC
650 NE Holladay Suite 1600
Portland, OR 97232

TS No. 163449

APN No. 882815

RESCISSION OF NOTICE OF DEFAULT

Reference is made to that certain trust deed made by **William M. Trento** as grantor, **ClearEdge Title, Inc.**, as trustee, in favor of **Mortgage Electronic Registration Systems, Inc.** as designated nominee for **First Guaranty Mortgage Corporation dba goodmortgage.com**, as beneficiary, dated **03/02/2021**, recorded on **03/26/2021**, Inst No. **2021-004537** in the records of **Klamath County, Oregon**, covering the following described real property situated in said County and State, to wit:

**Parcel 2 of Land Partition 49-97, being Parcel 1 of Land Partition 48-95,
situated in the N1/2 SE1/4 of
Section 33, Township 40 South, Range 8 East of the Willamette Meridian,
Klamath County, Oregon.**

COMMONLY KNOWN AS: 747 Russell ST, Klamath Falls, OR, 97603

The Successor Trustee caused to be recorded a Notice of Default and Election to Sell, recorded on **03/07/2023** as Instrument No. **2023-001531**. After cure of the default all proceedings under ORS 86.782 shall be dismissed by the trustee, and the obligation and trust deed shall be reinstated and shall remain in force the same as if no acceleration had occurred.

The default has been overcome so that said trust deed should be reinstated.

NOW THEREFORE, notice hereby is given that the Beneficiary and/or Successor Trustee, The Mortgage Law Firm, LLC, undersigned, does hereby rescind, cancel and withdraw said Notice of Default and Election to Sell; it being understood, however, that this rescission shall not be construed as waiving or affecting any breach of default-past, present or future-under said trust deed or as impairing any right or remedy thereunder, or as modifying or altering in any respect any of the terms covenants, conditions or obligations thereof, but is and shall be deemed to be only an election without prejudice, not to cause a sale to be made pursuant to said notice so recorded.

The Successor Trustee, The Mortgage Law Firm, LLC, has authorized the undersigned attorney to execute the document on the Successor Trustee's behalf as allowed under ORS 86.713(8).

Dated: 11/22/23

The Mortgage Law Firm, LLC

X Nathan Harpham
By: ~~Eric Marshack~~, Attorney
Nathan Harpham

State of Oregon } SS
County of Multnomah

On November 22, 2023 before me, Feliza Arzate J., a Notary Public in and for said state, personally appeared Nathan Harpham who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Oregon that the foregoing paragraph is true and correct.



WITNESS my hand and official seal

Feliza Arzate Jaimes
Notary Public
(This area for Official Notary Seal)

(This area for Official Notary Seal)