

2024-000900

Klamath County, Oregon



00324722202400009000020021

02/05/2024 11:56:06 AM

Fee: \$97.00

**WHEN RECORDED RETURN TO:**

STEPHEN R COE  
SHERYL M COE  
1420 ESPLANADE AVE  
KLAMATH FALLS OR 97601

**DEED OF RECONVEYANCE**

U.S. Bank Trust Company, National Association, a national banking association, as the Trustee of record under the following described **Oregon Trust Deed, Security Agreement and Assignment of Rents and Leases:**

Grantor: **Stephen R. Coe and Sheryl M. Coe**

Original Beneficiary: U.S. Bank National Association

Original Trustee: U.S. Bank Trust Company, N.A.

Dated: November 24, 2003

Recorded: As **Vol M03 Page 87007-87015** on November 26, 2003, and amended by Amendment to Oregon Trust Deed dated December 2, 2013, recorded December 2, 2013 as **Document #2013-013269** and Amendment to Oregon Trust Deed dated December 15, 2018, recorded December 12, 2018 as **Document #2018-014928**, in the Records of the County Recorder of **Klamath County, Oregon**

Having received from the Beneficiary under said Deed of Trust a written request to reconvey, the Trustee does hereby reconvey, without warranty, to the person or persons legally entitled thereto, the estate, title and interest now held by the Trustee in and to the property described in said Deed of Trust.

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

Date: January 26, 2024

U.S. Bank Trust Company, National Association, as Trustee

Patti Schumacher, Assistant Commercial Officer

STATE OF WISCONSIN     )  
COUNTY OF WINNEBAGO    )

This instrument was acknowledged before me on January 26, 2024 by Patti Schumacher, as Assistant Commercial Officer on behalf of U.S. Bank Trust Company, National Association, a national banking association.

Barry Elsholtz, Notary Public

My Commission Expires 05/21/27

BARRY ELSHOLTZ  
Notary Public  
State of Wisconsin

Customer #592397 Cost Center #0015064

**Prepared by / Return Rejections to:**

U.S. Bank National Association, Patti Schumacher, PO Box 3487, Oshkosh WI 54903-3487

## EXHIBIT A

### Legal Description of Land:

THE LAND REFERRED TO HEREIN IS SITAUTED IN THE COUNTY OF KLAMATH, STATE OF OREGON AND IS DESCRIBED AS FOLLOWS:

LOTS TEN THROUGH FIFTEEN (10-15), BLOCK 6, SECOND HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICE PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

SAID LAND OR INTEREST IS TITLED IN THE NAME OF:  
STEPHEN R. COE AND SHERYL M. COE, HUSBAND AND WIFE

THE REAL PROPERTY IS MORE COMMONLY KNOWN AS:  
1420 ESPLANADE AVENUE  
KLAMATH FALLS, OR 97601