

**RECORDING COVER SHEET**

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, and does NOT affect the instrument. ORS 205.234

*This space reserved for use by  
Recording Office*

**After recording return to:**

ORS 205.234(1)(c)

ZBS Law, LLP

5 Centerpointe Dr., Suite 400

Lake Oswego, OR 97035

**1. Title(s) of the transaction(s)**

ORS 205.234(1)(a)

Recission of Notice of Default

**2. Direct party(ies) / grantor(s)**

Name(s)

ORS 205.234(1)(b)

ZBS Law, LLP

**3. Indirect party(ies) / grantee(s)**

Name(s)

ORS 205.234(1)(b)

ELI J. KALER AND JESSICA CHAPPLE

**4. True and actual consideration:**

ORS 205.234(1) Amount in dollars or other

\$

Other:

**5. Send tax statements to:**

ORS 205.234(1)(e)

**6. Satisfaction of lien, order, or warrant:**

ORS 205.234(1)(f)

☐

FULL

☐

PARTIAL

**7. The amount of the monetary obligation imposed by the lien, order, or warrant:**

ORS 205.234(1)(f)

\$

**8. Previously recorded document reference:** 2024-003449

**9. If this instrument is being re-recorded, complete the following statement:**

ORS 205.244(2)

Re-recorded at the request of:

To correct:

Previously recorded in Book/Volume and Page , or as Fee number

AFTER RECORDING RETURN TO

ZBS Law, LLP  
5 Centerpointe Dr., Suite 400  
Lake Oswego, OR 97035  
Phone: (503) 946-6558

TS#: 24-67753  
Property Address:  
4250 DOUGLAS AVE  
KLAMATH FALLS, OREGON 97601-5437

### **RESCISSION OF NOTICE OF DEFAULT**

Reference is made to that certain trust deed in which ELI J. KALER AND JESSICA CHAPPLE, WITH RIGHT OF SURVIVORSHIP was grantor. AMERITITLE, INC. was trustee and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR CALIBER HOME LOANS, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was beneficiary, said trust deed was recorded on 6/21/2019, as Instrument No. 2019-007049, of the mortgage records of Klamath County, Oregon and conveyed to the said trustee the following real property situated in said county:

LOT 24, BLOCK 3, STEWART, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

The Tax Assessor's Account ID for the Real Property is purported to be: 3909-007CA-02400 / 536646  
The street address or other common designation, if any for the real property described above is purported to be:

**4250 DOUGLAS AVE  
KLAMATH FALLS, OREGON 97601-5437**

A notice of grantor's default under said trust deed, containing the beneficiary's or trustee's election to sell all of part of the above described real property to satisfy grantor's secured by said trust deed was recorded on 5/3/2024, in said mortgage records, as fee/file/instrument/microfilm No. 2024003449: thereafter by reason of the default being cured as permitted by the provisions of Section 86,753, Oregon Revised Statutes, the default described in said notice of default has been removed, paid and overcome so that said trust deed should be reinstated.

Now therefore, notice is hereby given that the undersigned trustee does hereby rescind, cancel and withdraw said notice of default and election to sell: said trust deed and all obligations secured thereby hereby are reinstated and shall be and remain in force and affect the same as if no acceleration had occurred and as if said notice of default had not been given; it being understood, however, that this rescission shall not be construed as implying or affecting an breach or default (past, present or future) under said trust deed or impairing any right or remedy thereunder, or as modifying or altering in any respect 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.

Dated: 7/18/2024

ZBS Law, LLP

By: Dirk Schouten  
Dirk Schouten, OSB#115153  
ZBS Law, LLP  
Authorized to sign on behalf of the trustee

State of OREGON

County of CLACKAMAS

I certify that this document was signed or attested before me on 7/18/2024 by Dirk Schouten, on behalf of ZBS Law, LLP.

Amber Leigh Labrecque  
Notary Name: Amber Leigh Labrecque  
Notary Public: State of Oregon  
Commission No. 1040536  
Commission Expires: September 11, 2027  
Personally known ☒ or produced identification \_\_\_\_\_  
Type of identification produced \_\_\_\_\_

