

2024-010974

Klamath County, Oregon

12/19/2024 10:29:04 AM

Fee: \$92.00

Prepared by: Sarah Cordell, Esq., Cordell Law LLC, 5315 N Clark Street #173, Chicago, IL 60640, (866) 363-3337.

The preparer of this instrument has neither been requested to nor has the preparer conducted a title search or an inspection of the real property transferred hereby. No representations or warranties as to accuracy of the description, the status of title or condition of the real property have been made by the preparer.

WHEN RECORDED MAIL TO:

STATE OF OREGON
COUNTY OF Klamath

Account No. 570741 Map No. 3909-014AC-03600

Property Address: 4980 GATEWOOD DR, KLAMATH FALLS, OR 97603

Lot 3 in Block 4, Tract 1035 - Gatewood, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

DEED OF RECONVEYANCE

The UNDERSIGNED, Sarah Cordell, Esq., as Trustee under the following Deed of Trust:

Amount: \$341,880.00

Trustor/Grantor: Alberto Valenzuela, married man

Trustee: First American Title Insurance Company

Beneficiary: Mortgage Electronic Registration Systems, Inc. (MERS), solely as nominee for Mortgage Research Center, LLC, dba Veterans United Home Loans

Dated: August 16, 2022

Recorded: August 17, 2022

Instrument No.: 2022-010033

Assigned to Nationstar Mortgage LLC d/b/a Mr. Cooper by Assignment recorded concurrently herewith

Klamath County Oregon, conveying real property situated in said county and more fully described above, having received from the beneficiary under said deed of trust a written request to reconvey, reciting that the obligations secured by said Deed of Trust are fully paid and satisfied, does hereby grant, bargain, and convey, but without any covenant or warranty, express or implied, to the person or persons legally entitled thereto, all of the estate held by the undersigned in and to said described premises by virtue of said Deed of Trust.

Executed by the undersigned this December 2, 2024.

Sarah Cordell
Sarah Cordell, Attorney At Law

STATE OF IN
COUNTY OF Porter)ss.

On 12/2/2024, before me, Jonelle Milletary, personally appeared Sarah Cordell, Attorney At Law, known to me to be the identical person who signed the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal on hereto affixed the day and year first above written.

Jon Milletary
NOTARY PUBLIC

