

AFTER RECORDING, RETURN TO:
AmeriTitle, LLC – Release Department
57100 Beaver Dr., Bldg. 5, Ste. 130
PO Box 4325
Sunriver, OR 97707

2025-003434
Klamath County, Oregon
05/08/2025 08:56:01 AM
Fee: \$82.00

RELEASE OF TRUST DEED

THIS RELEASE IS EXECUTED AND RECORDED PURSUANT TO THE PROVISIONS OF OREGON REVISED STATUTES ("ORS") 86.720.

AmeriTitle, LLC, a Delaware corporation, herein "Releasor," has been asked to release, in accordance with ORS 86.720, the Trust Deed described as follows:

Original Grantor : Kent L. Pederson and Linda L. Pederson, husband and wife
Original Trustee : AmeriTitle, LLC
Original Beneficiary : Pacific Crest Federal Credit Union
Date of Trust Deed : August 30, 2022
Date of Recording : August 31, 2022
Recording Reference : 2022-010632
County of Recording : Klamath

The obligation(s) secured by the Trust Deed were paid in full as follows:

Date of Payment : October 3, 2024
Amount of Payment : \$554,573.35
Payee : Member First Mortgage, LLC
Person on whose behalf payment was made : Kent L. Pederson and Linda L. Pederson, husband and wife

Releasor mailed Notice of Intention to Record this Release by first class mail, postage prepaid, to the Trust Deed's record beneficiary and to the party to whom full satisfaction payment was made. The Notices were mailed on the dates listed as follows:

Dates of Mailing of Notice of Intention to Record Release: April 7, 2025

Releasor has received no written objection to the execution and recording of this Release. Thirty days have expired following notice given pursuant to the statute. Releasor, therefore, declares that the Trust Deed is released pursuant to ORS 86.720, the same as if the real property described in the Trust Deed were reconveyed by a full reconveyance, executed without warranty by the Trustee of the Trust Deed, to the persons entitled to such reconveyance.

Dated: 4/7/25

AmeriTitle, LLC
By Denise Whitcomb, Assistant Secretary

STATE OF OREGON, County of DESCHUTES
This instrument was acknowledged before me on April 7, 2025 by Denise Whitcomb as Assistant Secretary of AmeriTitle, LLC, on its behalf.

Angela Lavonne Bender
Notary Public for Oregon
My Commission Expires: July 28, 2025

