

2025-008046
Klamath County, Oregon
09/10/2025 08:31:01 AM
Fee: \$87.00

OREGON
COUNTY OF KLAMATH
LOAN NO.: 3541509241



WHEN RECORDED MAIL TO:
FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402
PH. 208-528-9895

DEED OF RECONVEYANCE

THE UNDERSIGNED, **FIRST AMERICAN TITLE INSURANCE COMPANY**, as Trustee, under that certain Deed of Trust dated **MAY 03, 2024**, executed by **JAY SERPAS, A SINGLE MAN**, Trustor(s), to **FIRST AMERICAN TITLE INSURANCE COMPANY**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, **AS DESIGNATED NOMINEE FOR ROCKET MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, and recorded on **MAY 8, 2024** as Instrument No. **2024-003587** in the Records of the County Clerk's Office in and for the County of **KLAMATH**, State of **OREGON**.

LEGAL DESCRIPTION: **AS DESCRIBED IN SAID DEED OF TRUST**

PROPERTY ADDRESS: **3441 BRISTOL AVE, KLAMATH FALLS, OR 97603-7960**

WHEREAS, having received from the holder of said Deed of Trust a written request to reconvey, stating that the indebtedness secured by said Deed of Trust has been paid in full. NOW THEREFORE, the Undersigned, as Trustee, pursuant to the written request of the Beneficiary, does hereby grant and reconvey, , without recourse, representation or warranty, expressed or implied, to the **PERSONS LEGALLY ENTITLED THERETO** all the estate and interest held by it, as Trustee under said Deed of Trust.

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on this **SEPTEMBER 08, 2025**.

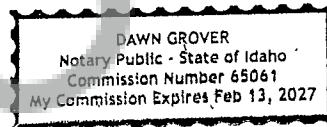
FIRST AMERICAN TITLE INSURANCE COMPANY



DANIEL FRONGNER VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **SEPTEMBER 08, 2025**, before me, **DAWN GROVER**, personally appeared **DANIEL FRONGNER** known to me to be the **VICE PRESIDENT** of **FIRST AMERICAN TITLE INSURANCE COMPANY** the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.


DAWN GROVER (COMMISSION EXP. 02/13/2027)
NOTARY PUBLIC


DAWN GROVER
Notary Public - State of Idaho
Commission Number 65061
My Commission Expires Feb 13, 2027

POD: 20250822
QL8040120IM - LR - OR



MIN: 100039035415092419
MERS PHONE: 1-888-679-6377