

94189

SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE

CROSSLAND MORTGAGE CORP., 3902 S. State, Salt Lake City, Utah 84107, is the Owner and Holder of the Note secured by Deed of Trust dated OCTOBER 7, 1992; executed by DALE WITHERS AND PATTI WITHERS, AS TENANTS BY THE ENTIRETY, as Trustor(s), to ASPEN TITLE & ESCROW, INC., as Trustee for the benefit of CROSSLAND MORTGAGE CORP., the Beneficiary, which Deed of Trust was recorded in the Official Records of KLAMATH County, Oregon, as follows: Instrument No. 52871, in Book M92, at Page 25098, on OCTOBER 25, 1992, said property is described as follows:

SEE ATTACHED EXHIBIT "A".

THE OWNER AND HOLDER OF THE NOTE hereby substitutes FIRST SECURITY BANK OF UTAH, N.A., 405 South Main Street, Salt Lake City, Utah 84110, as Trustee under said Deed of Trust. FIRST SECURITY BANK OF UTAH, N.A., hereby accepts said appointment as Trustee under said Deed of Trust and as successor Trustee, pursuant to the request of said Owner and Holder and in accordance with the provisions of said Deed of Trust hereby reconveys without warranty to the person or persons legally entitled thereto all estate now held by it under said Deed of Trust.

IN WITNESS WHEREOF, CROSSLAND MORTGAGE CORP. (Owner and Holder of the Note), and FIRST SECURITY BANK OF UTAH, N.A., (successor Trustee) have caused these presents to be executed by their duly authorized officers, this January 9, 1995.

CROSSLAND MORTGAGE CORP.

BY:

[Signature]
CAROLYN K. GRANDSTAFF
VICE PRESIDENT

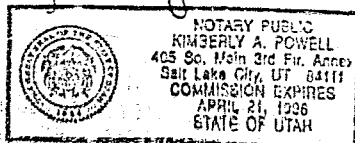
STATE OF UTAH)

COUNTY OF SALT LAKE)

On January 9, 1995, before me, the undersigned, a Notary Public, notarizing in and for said County & State, personally appeared CAROLYN K. GRANDSTAFF, known to me to be the VICE PRESIDENT of CROSSLAND MORTGAGE CORP. that executed the within Instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the within Instrument pursuant to its by-laws or a resolution of its Board of Directors.

WITNESS MY HAND AND OFFICIAL SEAL

[Signature]



FIRST SECURITY BANK OF UTAH, N.A.

BY:

[Signature]
DENNIS W. JEFFERY
ASSISTANT VICE PRESIDENT

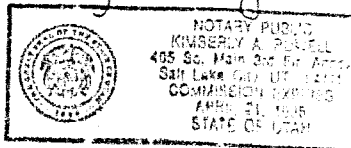
STATE OF UTAH)

COUNTY OF SALT LAKE)

On January 9, 1995, before me, the undersigned, a Notary Public, notarizing in and for said County & State, personally appeared DENNIS W. JEFFERY, known to me to be the ASSISTANT VICE PRESIDENT of FIRST SECURITY BANK OF UTAH, N.A., that executed the within Instrument on behalf of said Corporation therein named, and acknowledged to me that such Corporation executed the within Instrument pursuant to its by-laws or a resolution of its Board of Directors.

WITNESS MY HAND AND OFFICIAL SEAL

[Signature]



WHEN RECORDED REMIT TO:
CrossLand Mortgage Corp.
ATTN: Payoff Department
3902 S. State
P.O. Box 57909
Salt Lake City, UT 84107

THIS INSTRUMENT WAS
PREPARED BY:
Jeanne V. Bryant
CrossLand Mortgage Corp.
3902 S. State
P.O. Box 57909
Salt Lake City, UT 84107

RECORDER'S STAMP

LPB/JAN6.D/0077C

EXHIBIT "A"

PARCEL 1:

Beginning at a point South 00 degrees 37' West along the North-South center section line a distance of 400 feet from the center of Section 10, Township 36 South, Range 6 East of the Willamette Meridian; thence continuing along said section line a distance of 65 feet to a point; thence North 89 degrees 17' East parallel to the East-West center section line a distance of 100 feet to a point; thence North 00 degrees 37' East, parallel to said North-South section line a distance of 65 feet to a point; thence South 89 degrees 17' West parallel to said East-West center section line a distance of 100 feet, more or less to the point of beginning, in the County of Klamath, State of Oregon.

CODE 78 MAP 3606-10DB TL 1100

PARCEL 2:

A portion of the NW 1/4 SE 1/4 of Section 10, Township 36 South, Range 6 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the center of said Section 10; thence Southerly along the North-South center line of said section a distance of 300 feet to the true point of beginning; thence continuing South along said center section line a distance of 100 feet to a point; thence Easterly parallel to the East-West center line of said Section 10 a distance of 100 feet; thence Northerly parallel to said North-South center line a distance of 100 feet to a point; thence Westerly parallel to said East-West center line a distance of 100 feet, more or less, to the point of beginning.

CODE 8 MAP 3606-10DB TL 1000

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Crossland Mtge. Corp. the 30th day
of Jan. A.D., 19 95 at 9:16 o'clock A. M., and duly recorded in Vol. M95
of Mortgages on Page 2053

Bernetha G. Letsch, County Clerk

By Pauline Mullendore

FEE \$20.00