

APPOINTMENT OF SUCCESSOR TRUSTEE

KNOW ALL MEN BY THESE PRESENTS, that MAURICE L. LEE AND, DOROTHY S. LEE, AS TENANTS BY THE ENTIRETY is the grantor, and MOUNTAIN TITLE COMPANY is the trustee, and North American Mortgage Company is the beneficiary under that certain trust deed dated MARCH 17, 1994 and recorded on MARCH 23, 1994, in book/reel/volume No. M94 at page 2699 or as fee/file/instrument/microfilm/reception No. 77949 of the Mortgage Records of KLAMATH County Oregon.

The undersigned, who is the present beneficiary under said trust deed desires to appoint a new trustee in the place and stead of the original trustee named above;

NOW THEREFORE, in view of the premises, the undersigned hereby appoints ASPEN TITLE & ESCROW, INC., whose address is 525 MAIN STREET, KLAMATH FALLS, Oregon as successor trustee under said deed, to have all the powers of said original trustee, effective immediately.

In construing the instrument, and whenever the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the undersigned beneficiary has executed this document. If the undersigned is a corporation, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by its board of directors.

DATED: _____

North American Mortgage Company, a Delaware Corporation
successor by merger to IMCO Realty Services -- A California
Limited Partnership

(If executed by a corporation, affix corporate seal.)

(If the signer of the above is a corporation, use the form of acknowledgment
opposite.)

Lynn Pelletier
Lynn Pelletier, Senior Vice President

County of Sonoma }
State of California } ss.

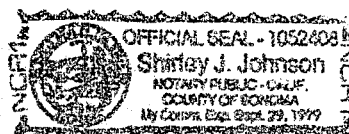
This instrument was acknowledged before me on
by _____

Notary Public for

County of Sonoma }
State of California } ss.

This instrument was acknowledged before me on
NOV 25 1996
by Lynn Pelletier
as Senior Vice President
of North American Mortgage Company, a Delaware Corporation,
successor by merger to IMCO Realty Services -- A California Limited
Partnership

Shirley Johnson
Notary Public for



(SEAL)
My commission expires:

APPOINTMENT OF
SUCCESSOR TRUSTEE

RE: Trustee Deed from

to Grantor

Trustee

AFTER RECORDING RETURN TO

ATC

(SEAL)
My commission expires:

SEP 29 1999

STATE OF _____ }
County of Klamath } ss.

(DON'T USE THIS
SPACE, RESERVED
FOR RECORDING
LABEL IN COUNTIES
WHERE USED)

I certify that the within instrument
was received for record on the 5th
day of December
at 3:33 o'clock P. M., and
recorded in book/reel/volume No. M96
on page 38054 or as fee/file/
instrument/reception No. 29511
Record of Mortgage of
said County.
Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk
NAME TITLE

By: Kathleen Reed Deputy

Fee: \$10.00