

LOAN NO. 7958820

K-51166

SUBSTITUTION OF TRUSTEE
DEED OF FULL RECONVEYANCE
(AND REQUEST FOR RECONVEYANCE)

BANKERS TRUST COMPANY OF CALIFORNIA, N.A. ("Beneficiary") is the owner and holder of the Note secured by the Deed of Trust, dated FEBRUARY 16, 1996, made by GLENN L. GINGERY AND SHIRLEY L. GINGERY as Grantor(s), to MARK H. PETERMAN as Trustee, for the benefit of BNC MORTGAGE, INC., which Deed of Trust was recorded on MARCH 14, 1996, Instrument No. 14714, Book No. M96, Page No. 6924, in the office of the County Recorder of KLAMATH, OREGON, the originals of which are herewith delivered to KLAMATH COUNTY TITLE COMPANY.

Beneficiary hereby substitutes KLAMATH COUNTY TITLE COMPANY as Trustee in lieu of the above named Trustee under said Deed of Trust and directs KLAMATH COUNTY TITLE COMPANY to reconvey without warranty the Trustee's estate to the parties entitled to it upon full payment of KLAMATH COUNTY TITLE COMPANY trustee's reconveyance fee. The trust deed has been fully paid and is hereby satisfied. KLAMATH COUNTY TITLE COMPANY is directed to cancel all evidence of indebtedness secured by the trust deed.

KLAMATH COUNTY TITLE COMPANY hereby accepts said appointment as Trustee under said Deed of Trust and, as Successor trustee, pursuant to the request of said beneficiary and in accordance with the provisions of said Deed of Trust does hereby reconvey, without any covenant or warranty, express or implied, to the person or persons legal entitled thereto, all of the estate held by the undersigned under said Deed of Trust.

IN WITNESS WHEREOF, KLAMATH COUNTY TITLE COMPANY has caused these presents to be executed by its duly authorized officer on the date written herein below.

KLAMATH COUNTY TITLE COMPANY

BY: Tracie Durant

BANKERS TRUST COMPANY OF CALIFORNIA, N.A.

BY: Paul T Liu Assistant Vice President

STATE of California, County of Orange ss:
BE IT REMEMBERED, that on this 17 day of Nov, 19 97, before me personally appeared the within named Paul T Liu, who, being duly sworn, did say that he is the Assistant Vice President of Bankers Trust Company of California, N.A., and that said instrument was signed by authority of its board of directors; and acknowledged said instrument to be its voluntary act and deed.

Before me: [Signature]
Notary Public for California
My Commission Expires: _____

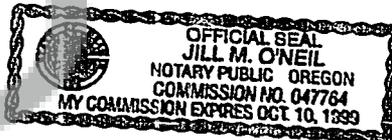


STATE of Oregon, County of Klamath ss:
BE IT REMEMBERED, that on this 25 day of November, 19 97, before me personally appeared the within named Tracie Durant, who, being duly sworn, did say that he/she is the President of Klamath County Title, and that said instrument was signed by authority of its board of directors; and acknowledged said instrument to be its voluntary act and deed.

Before me: [Signature]
Notary Public for Oregon
My Commission Expires: 10-10-99

This Document was prepared by:
Wendover Funding, Inc. \ LAURIE CASE
P.O. Box 26903
Greensboro, NC 27419-6903

RETURN
Klamath County Title Company



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 25th day of November A.D., 19 97 at 3:31 o'clock P. M., and duly recorded in Vol. M97 of Mortgages on Page 38661.

FEE \$15.00

By Bernetha G. Letsch, County Clerk
[Signature]