

'03 DEC 2 AM 9:44

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State of Oregon, County of Klamath
Recorded 12/02/03 9:44 a m
Vol M03 Pg 88241
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 1

1609

WHEN RECORDED MAIL TO:
HENRY L. BAUER AND ASSOCIATES
ATTN: STEVE BAUER
5440 SW WESTGATE DRIVE, SUITE 250
PORTLAND OR 97221-2422

GMAC Loan No. 81222147570682001

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

The undersigned Beneficiary and Current Owner and Holder of the Note secured by a Deed of Trust by THOMAS O SEATER and DONNA L SEATER, Husband and Wife as Trustor, to KEY TITLE CO., as Trustee, in favor of Mortgage Electronic Registration Systems, Inc. as Nominee for GMAC Mortgage Corporation DBA Ditech.com as original Beneficiary, which Deed of Trust was recorded in the County Clerk's Office on 11/25/02, in KLAMATH County, State of Oregon, as VOL M02 & PAGE 68031, hereby substitutes Henry L. Bauer, Attorney at Law, an active member of the Oregon State Bar, as Trustee in lieu of the above named Trustee under said Deed of Trust.

Henry L. Bauer, Attorney at Law, an active member of the Oregon State Bar hereby accepts said appointment as trustee under said Deed of Trust and as Successor Trustee of said Deed of Trust does hereby reconvey, without warranty, to the person or persons legally entitled thereto all the estate now held by him under said Deed of Trust.

Mortgage Electronic Registration Systems, Inc. as Nominee for GMAC Mortgage Corporation DBA Ditech.com
Beneficiary and Current Owner and Holder of the Note
HENRY L. BAUER, Attorney at Law,
an active member of the Oregon State Bar

By: Sean Flanagan
Its: Limited Signing Officer

By: Henry L. Bauer

STATE OF PENNSYLVANIA)
COUNTY OF Montgomery)

STATE OF OREGON)
COUNTY OF MULTNOMAH)

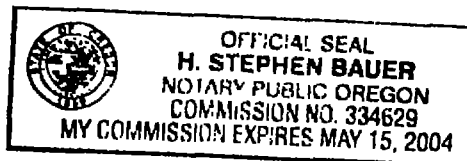
On 10/31/2003, before me, Christine Ruhl, personally appeared Sean Flanagan, Limited Signing Officer, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or entity upon behalf of which the person acted, executed the instrument.

On NOV 24 2003, personally appeared before me Henry L. Bauer, Attorney at Law, an a member of the Oregon State Bar, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.

WITNESS my hand and official seal

Notary's Signature
Christine Ruhl

Notary Public
State of Oregon
My Commission Expires: _____



COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Christine Ruhl, Notary Public
Horseshoe Twp., Montgomery County
My Commission Expires February 6, 2006
Member, Pennsylvania Association of Notaries

NTS FILE _____