

Klamath County, Oregon
03/08/2006 09:15:18 AM
Pages 1 Fee: \$26.00

When Recorded Return To:

PHILLIP M. PIPER
2719 RIVER PLAZA DR #101
SACRAMENTO, CA 95833



SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE

**America's Servicing Company #1218029351 "PIPER" Lender ID:Y18001/0015057416 Klamath, Oregon
MERS #: 100245400022825025 VRU #: 1-888-679-6377**

The undersigned is the present beneficiary and owner and holder of the Note and the Deed of Trust, Dated: 10/20/2004 made by PHILLIP M. PIPER, AN UNMARRIED MAN as the original Grantor(s), to NORTHWEST TRUSTEE SERVICES, as the original Trustee, for the benefit of UNION FEDERAL BANK OF INDIANAPOLIS, as the original beneficiary, which Deed of Trust was recorded on 10/22/2004 in Book/Reel/Liber: MO4 Page/Folio: 72440 as Instrument No.: N/A , in the official records of Klamath County, Oregon

The undersigned HEREBY SUBSTITUTES WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, Trustee in lieu of the above named Trustee under said Deed of Trust.

WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION hereby accepts said appointments 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 does hereby reconvey, without any covenant or warranty express or implied, to the person or persons legally entitled thereto, all of the estate held by the undersigned under said Deed of Trust.

IN WITNESS WHEREOF, the present beneficiary and WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION have caused these presents to be executed by their duly authorized officers on the dates below written.

**MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC.**

On March 1st, 2006

By: LYDIA HERRERA
LYDIA HERRERA, Assistant Secretary

By WELLS FARGO FINANCIAL NATIONAL
BANK, A NATIONAL BANKING
ASSOCIATION as Trustee

On March 1st, 2006

By: [Signature]
DARNETTA HARRIS, TITLE OFFICER

STATE OF California
COUNTY OF San Bernardino

On March 1st, 2006, before me, PATRICIA RODNEY-DAVIS, a Notary Public, personally appeared LYDIA HERRERA, Assistant Secretary, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

PATRICIA RODNEY-DAVIS
Notary Expires: 02/03/2008 #1468036



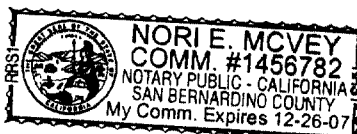
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STATE OF California
COUNTY OF San Bernardino

On March 1st, 2006, before me, NORI E. MCVEY, a Notary Public, personally appeared DARNETTA HARRIS , TITLE OFFICER, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

NORI E. MCVEY
Notary Expires: 12/26/2007 #1456782



(This area for notarial seal)

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