

2007-008306

Klamath County, Oregon



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05/08/2007 01:48:01 PM

Fee: \$31.00

When Recorded Mail To:
Financial Dimensions, Inc.
1400 Lebanon Church Road
Pittsburgh, PA 15236

515 500

OREGON

**SUBSTITUTION OF TRUSTEE
AND FULL RECONVEYANCE**

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR FIDELITY MORTGAGE OF A DIVISION OF DELTA FUNDING CORPORATION, the undersigned beneficiary, under the Deed of Trust described below, hereby appoints, HSBC BANK USA, N.A., AS INDENTURE TRUSTEE whose address is 1661 Worthington Road Suite 100 West Palm Beach, Florida 33409, as successor Trustee under that certain Deed of Trust.

Original Beneficiary: **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR FIDELITY MORTGAGE OF A DIVISION OF DELTA FUNDING CORPORATION**

Original Trustor: **JANE C. CALDWELL AND GILBERT F. CALDWELL**

Recorded in **KLAMATH County, OREGON on AUGUST 10, 2006**

Book: **2006 Page: 016124**

Date of Deed of Trust: **JUNE 30, 2006** Amount of Deed of Trust: **\$65,000.00**

Original Trustee: **CAL-WESTERN RECONVEYANCE CORPORATION**

PROPERTY ADDRESS: **9229 SHADY PINE RD, KLAMATH FALLS, OR**

AP#: **R379815**

LEGAL DESCRIPTION : SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

NOW THEREFORE, HSBC BANK USA, N.A., AS INDENTURE TRUSTEE, who is the Substitute Trustee of the above described instrument, in consideration of full payment and satisfaction of the debt secured thereunder, acting by and through its officer, Neil Dyson, hereby reconveys, releases, and discharges the deed of trust and authorizes and **instructs the clerk or recorder to enter satisfaction of and cancel of record the deed of trust.**

Dated: **APRIL 20, 2007**

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.
ACTING SOLELY AS NOMINEE FOR FIDELITY MORTGAGE
OF A DIVISION OF DELTA FUNDING CORPORATION**

By: 

Name: **Scott W. Anderson**

Title: **Vice President**

**HSBC BANK USA, N.A., AS INDENTURE
TRUSTEE
SUBSTITUTE TRUSTEE**

By: 

Name: **Neil Dyson**


Title: **Servicing Officer**

**Power of Attorney Recorded on: MARCH 27, 2007
Instrument number : 2007-00562**

State of Florida, County of Palm Beach

On APRIL 20, 2007, before me, the undersigned Notary Public, personally appeared Scott W. Anderson, Vice President of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR FIDELITY MORTGAGE OF A DIVISION OF DELTA FUNDING CORPORATION** and Neil Dyson, Servicing Officer of Ocwen Loan Servicing, LLC attorney in fact for HSBC BANK USA, N.A., AS INDENTURE TRUSTEE, and both being personally known to me to be the person(s) whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their respective authorized capacities as Vice President and Servicing Officer, and that by their signatures on the instrument, the entities upon behalf of which the persons acted, executed the instrument.


Notary Public


**PREPARED BY: SONALI CHORGE
OCWEN LOAN SERVICING, LLC
1661 Worthington Road Suite 100
West Palm Beach, Florida 33409
Loan Number: 103143079
Investor # 2581**

DORIS CHAPMAN
Notary Public, State of Florida
Commission # DD 518204
Expires: Feb. 14, 2010
Bonded Thru Atlantic Bonding Co., Inc.

Loan Number: 103143079

"EXHIBIT A"

The following described real property situate in Klamath County, Oregon:

Beginning at the one-quarter corner common to Sections 31 and 32 of Township 37 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and running thence North 89° 49' West for a distance of 1444.55 feet; thence North 1° 10' East 820 feet to the Southeast corner of the tract herein described; thence North 1° 10' East 502.2 feet to a point; thence North 89° 45' West 456 feet; thence South 30° 54' West 230 feet to a point on the Easterly right of way of the Dalles – California Highway; thence Southerly along said right of way 302.63 feet, more or less, to a point; thence South 89° 49' East 563 feet, more or less, to the point of beginning.

LESS the following described parcel: Starting from the above mentioned point of beginning; thence North 1° 10' East 204.38 feet to a point; thence South 89° 49' West 559 feet, more or less, to a point on the Easterly right of way of the Dalles – California Highway; thence Southerly along said right of way 204.63 feet, more or less, to a point; thence North 89° 49' East 563 feet, more or less, to the point of beginning.