

2007-020272

Klamath County, Oregon



00036207200700202720010019

12/04/2007 11:11:25 AM

Fee: \$26.00

Document Prepared By:

Ron Meharg, 888-362-9638

Recording Requested By:

EMC Mortgage Corporation

When Recorded Return To:

DOCX

1111 Alderman Drive

Ste #350

Alpharetta, GA 30005

EMC

589

0012245148

CRef#:12/23/2007-PRef#:R087-POF

Date:11/23/2007-Print Batch ID:39336

MIN #: 100245400024164035

MERS Telephone #: 888/679-6377

Property Address:

10115 WRIGHT AVENUE

KLAMATH FALLS, OR 97603

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SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

WHEREAS, that certain Deed of Trust described below provides that the holder of the Note secured by said Deed of Trust may appoint a successor Trustee thereunder appointed;

NOW THEREFORE, Mortgage Electronic Registration Systems, Inc. ("MERS"), whose address is G4318 Miller Road, Flint, MI 48507, being the present legal owner and holder of the indebtedness secured by said Deed of Trust, does hereby substitute and appoint Fidelity National Title Insurance Company whose address is 1111 Alderman Drive, Ste. #350, Attn: Release Dept., Alpharetta, GA 30005, as successor Trustee; and,

WHEREAS, Mortgage Electronic Registration Systems, Inc. ("MERS") hereby acknowledges that the Promissory Note and all other indebtedness secured by the Deed of Trust have been fully satisfied and that the successor trustee mentioned herein is hereby requested to reconvey said Deed of Trust; and,

THEREFORE, Fidelity National Title Insurance Company as successor Trustee under the below described Deed of Trust, does hereby grant, bargain, sell and reconvey, without warranty, to the person(s) entitled thereto, all right, title and interest in and to the trust property now held by it as Trustee under said Deed of Trust.

Original Borrower(s): JASON K. BATES AND TORI LYN BATES, HUSBAND AND WIFE

Original Trustee: NORTHWEST TRUSTEE SERVICES

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR UNION FEDERAL BANK OF INDIANAPOLIS A FEDERAL SAVINGS BANK

Date of Deed of Trust: 12/02/2005

Loan Amount: \$24,700.00

Recording Date: 12/05/2005 Book: N/A Page: N/A Document #: 05-70430✓

and recorded in the official records of the County of Klamath, State of Oregon affecting Real Property and more particularly described on said Deed of Trust referred to herein.

IN WITNESS WHEREOF, the undersigned has caused these presents to be executed on this date of 11/29/2007.

Mortgage Electronic Registration Systems, Inc.
("MERS")

Fidelity National Title Insurance Company

Jimmy Gossett

Vice President

State of GA

County of Fulton

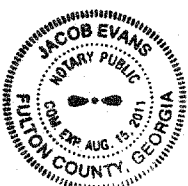
Pat Kingston

Asst. Vice Pres., Loan Documentation

On this date of 11/29/2007, before me, the undersigned authority, a Notary Public duly commissioned, qualified and acting within and for the aforementioned State and City/County, personally appeared the within named Pat Kingston and Jimmy Gossett, known to me (or identified to me on the basis of satisfactory evidence) that they are the Asst. Vice Pres., Loan Documentation and Vice President of Fidelity National Title Insurance Company and Mortgage Electronic Registration Systems, Inc. ("MERS") respectively, and were duly authorized in their respective capacities to execute the foregoing instrument(s) for and in the name and in behalf of said corporations and that said corporations executed the same, and further stated and acknowledged that they had so signed, executed and delivered said instrument(s) for the consideration, uses and purposes therein mentioned and set forth.

Witness my hand and official seal on the date hereinabove set forth.

Notary Public:



Jacob Evans
NOTARY PUBLIC
Fulton County
State of Georgia
My Commission Expires
August 15, 2011