

2009-005217

Klamath County, Oregon



00064262200900052170040046

COVER SHEET

ORS: 205.234

04/14/2009 03:12:24 PM

Fee: \$36.00

This cover sheet has been prepared by the persons presenting the attached instrument for recording. Any errors in this cover sheet DO NOT affect the transaction(s) contained in the instrument itself.

1st 1211450

After recording, return to:

Northwest Trustee  
PO Box 997  
Bellevue WA 98009  
Att: Brian Pham

The date of the instrument attached is April 13 2009

1) NAMES(S) OF THE INSTRUMENT(S) required by ORS 205.234(a)

Apt of Successor Trustee

2) PARTY(IES)/GRANTOR, required by ORS 205.125(1)(b) and ORS 205.160:

Lugo, Dustin i Crystal

3) PARTY(IES)/GRANTEE, required by ORS 205.125(1)(b) and ORS 205.160

mission hills

4) TRUE and ACTUAL CONSIDERATION (if any), ORS 93.030

\$

5) FULL OR PARTIAL SATISFACTION ORDER or WARRANT FILED IN THE COUNTY CLERK'S LIEN RECORDS, ORS 205.121(1)(c)

6) RE-RECORDED to correct: \_\_\_\_\_  
Previously recorded as: \_\_\_\_\_

F3v-

APPOINTMENT OF SUCCESSOR TRUSTEE

1134028662

KNOW ALL MEN BY THESE PRESENTS that Dustin A. Lugo and Crystal L. Lugo, as tenants by the entirety, as grantors, and First American Title, as the trustee, and Gateway Business Bank DBA Mission Hills Mortgage Bankers, is the beneficiary under that certain trust deed dated 07/03/06, and recorded 07/10/06, as Volume M06 Page 13881 of the Mortgage Records of Klamath County, Oregon. The undersigned, who is the present beneficiary under said trust deed desires to appoint a new trustee in the place and stead of the original trustee named above;

NOW THEREFORE, in view of the premises, the undersigned hereby appoints Northwest Trustee Services, Inc., whose address is P.O. Box 997, Bellevue, WA 98009-0997 as successor trustee under said trust deed, to have all the powers of said original trustee, effective immediately.

In construing this instrument, and whenever the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the undersigned beneficiary has executed this document. If the undersigned is a corporation, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by its board of directors.

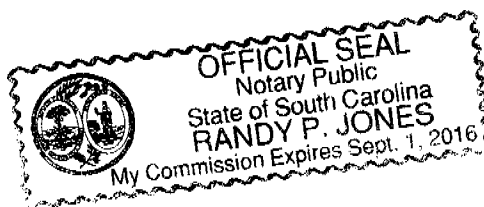
US Bank National Association, as Trustee for Asset-Backed Pass-Through  
Certificates, Series 2006-NC2  
Wells Fargo Bank, NA, As Its attorney in Fact

By: [Signature]  
Typed Name: Sean Nix  
Title: Vice President Loan Documentation

State of South Carolina )  
County of York ) ss.

This instrument was acknowledged before me on 5-01-08 by Sean Nix  
as Vice President Loan Documentation of Wells Fargo Bank, NA., As Its attorney in Fact

[Signature]  
Notary signature  
My commission expires \_\_\_\_\_



APPOINTMENT OF SUCCESSOR TRUSTEE  
Re: Trust Deed from  
LUGO, DUSTIN A. and CRYSTAL L.  
Grantor  
to  
Northwest Trustee Services, Inc.  
Trustee  
File No. 7777.26247

After recording return to:  
Kathy Taggart  
Northwest Trustee Services, Inc.  
P.O. Box 997  
Bellevue, WA 98009-0997

FILED FOR RECORD AT REQUEST OF, AND  
WHEN RECORDED RETURN TO:  
NORTHWEST TRUSTEE SERVICES, INC.  
PO BOX 997  
BELLEVUE, WA 98009-0997

### AFFIDAVIT OF BENEFICIARY

NWTS Number: 7777.26247  
CRYSTAL L.

Servicer Number: 1134028662 / LUGO, DUSTIN A. and

Before me the undersigned authority, on this day, personally appeared Herman John Kennerty by me duly sworn, upon oath deposes and says:

That I am over the age of 18 years, have never been convicted of a felony and I am fully competent to give testimony.

That this Affidavit is made concerning the ownership of the following described property:

Lot 1, Block 2, of Replat of Bureker Place, according to the Official Plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

And also being known as: 3947 SUMMERS LANE, KLAMATH FALLS, OR 97603

On 07/03/06 Dustin A. Lugo and Crystal L. Lugo, as tenants by the entirety did execute a note in the original amount of \$78,000.00, payable to the order of Gateway Business Bank DBA Mission Hills Mortgage Bankers said Note being secured by a Deed of Trust of even date and recorded on 07/10/06 as Instrument No. Volume M06 Page 13881 of the official records in the Office of the recorder of Klamath County.

I am a duly authorized signatory of U.S. Bank National Association, as Trustee for Asset-Backed Pass-Through Certificates, Series 2006-NC2 the entity which presently claims ownership of the Note and Lien securing same, which are reflect in the above referenced paragraph. I have made such reasonable investigation of the Klamath County records so as to enable this Affidavit to be truthfully given.

Through clerical error and oversight, the Assignment from Gateway Business Bank DBA Mission Hills Mortgage Bankers was never recorded in the records of the County and the original document was lost subsequently thereafter.

U.S. Bank National Association, as Trustee for Asset-Backed Pass-Through Certificates, Series 2006-NC2 hereby makes the following statements of fact which it certifies to be true and correct to wit:

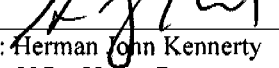
1. U.S. Bank National Association, as Trustee for Asset-Backed Pass-Through Certificates, Series 2006-NC2 is in possession of the Note which is secured by the Deed of Trust.
2. U.S. Bank National Association, as Trustee for Asset-Backed Pass-Through Certificates, Series 2006-NC2 paid valuable consideration to Gateway Business Bank DBA Mission Hills Mortgage Bankers to obtain possession of the Note.
3. That U.S. Bank National Association, as Trustee for Asset-Backed Pass-Through Certificates, Series 2006-NC2 has not transferred, endorsed or assigned the Note since acquisition of the Note.

U.S. Bank National Association, as Trustee for Asset-Backed Pass-Through Certificates, Series 2006-NC2  
hereby indemnifies First American Title Insurance Company  
422 Main Street  
Klamath Falls, OR 97601 for any and all loss, including but not limited to attorney fees, that First  
American Title Insurance Company  
422 Main Street  
Klamath Falls, OR 97601 may suffer as a result of First American Title Insurance Company  
422 Main Street  
Klamath Falls, OR 97601's reliance on this affidavit and the terms contained herein.

I am aware of the penalties under federal law, which includes the execution of false affidavit, pursuant to  
18 U.S.C.S Section 1521 wherein it is provided that anyone found guilty shall not be fined more than  
\$2,000.00 or imprisoned not more than 5 years, or both.

Witness my hand this 19<sup>th</sup> day of March, 2009.

Wells Fargo Bank NA Attorney-in-fact for U.S. Bank National Association, as Trustee for Asset-Backed  
Pass-Through Certificates, Series 2006-NC2

By:   
Name : Herman John Kennerty  
Its' V.P of Loan Documentation


#### CORPORATE ACKNOWLEDGMENT

STATE OF South Carolina }

COUNTY OF York }SS

On March 19, 2009 before the undersigned, a notary public, personally appeared Herman John Kennerty  
personally known to me known to be V.P of Loan Documentation of the corporation that executed the  
foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of  
said corporation, for the uses and purposes therein mentioned, and on oath stated that he/she/they  
authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR ABOVE  
WRITTEN

BY:   
Notary Public in and for the  
State of South Carolina  
Residing at \_\_\_\_\_

