Recording Requested By: AMERICA'S SERVICING COMPANY

05/05/2009 10:47:56 AM

2009-006157

Klamath County, Oregon

Fee: \$31.00

When Recorded Return To:

LIEN RELEASE DEPT. AMERICA'S SERVICING COMPANY 1003 E BRIER DR MAC X0501-022 SAN BERNARDINO, CA 92408

## SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE

America's Servicing Company #:1134013876 "BEETS" Lender ID:C29001/30008324 Klamath, Oregon MERS #: 100276510507080177 VRU #: 1-888-679-6377

The undersigned is the present beneficiary and owner and holder of the Note and the Deed of Trust, Dated: 09/12/2005 made by MARY BEETS, A SINGLE WOMAN as the original Grantor(s), to AMERITITLE, as the original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as the original beneficiary, which Deed of Trust was recorded on 09/29/2005 in Book/Reel/Liber: N/A Page/Folio: N/A as Instrument No.: M05-65343, 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 April 24th, 2009

LILY CHIU, Assistant Secretary

By WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION as Trustee On April 24th, 2009

Omel KIRSTEN SMITH, TITLE OFFICER

STATE OF California COUNTY OF San Bernardino

On April 24th, 2009 before me, CLARA SALAS, Notary Public, personally appeared LILY CHIU, who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal,

CLARA SAL Notary Expi es: 06/08/2010 #1673374

CLARA SALAS COMM. # 1673374
NOTARY PUBLIC - CALIFORNIA
SAN BERNARDING COUNTY
MY COMM. EXP. JUNE 8, 2010 0

(This area for notarial seal)

## SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE Page 2 of 2

STATE OF California COUNTY OF San Bernardino

On April 24th, 2009 before me, CLARA SALAS, Notary Public, personally appeared KIRSTEN SMITH, who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal,

CLARA SALAS Notary Expires 06/08/2010 #1673374 CLARA SALAS
COMM. # 1673374
NOTARY PUBLIC - CALIFORNIA
SAN BERNARDING COUNTY
MY COIM. EXP. JUNE 8, 2010

(This area for notarial seal)