2009-014845 Klamath County, Oregon



11/19/2009 08:39:28 AM

501085488 STEPHEN B PHELPS and ANDREE N PHELPS

## SUBSTITUTION OF TRUSTEE & DEED OF FULL RECONVEYANCE

Mortgage Electronic Registration Systems as nominee for Flagstar Bank, FSB is the Owner and holder of the Note secured by the Deed of Trust, dated 06/12/2006 made by STEPHEN B PHELPS and ANDREE N PHELPS as Grantor(s), to FIRST AMERICAN TITLE OF OREGON, as Trustee, for the beneifit of Mortgage Electronic Registration Systems, as nominee for BCK CAPITAL INC which Deed of Trust was recorded 06/15/2006, in the office of the County Recorder of KLAMATH county, Oregon, in Book#, Page# as Document M06-12313,

Hereby substitutes Gerald D. Wygant, Attorney at Law as Trustee in lieu of the above named Trustee under said Deed Of Trust.

Gerald D. Wygant Hereby accepts said appointment 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 covenent 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, Mortgage Electronic Registration Systems as nominee for Flagstar Bank, FSB and Gerald D. Wygant have caused these presents to be executed by their duly authorized officers on the date below written.

Mortgage Electronic Registration Systems as nominee for Flagstar Bank, FSB Gerald D. Wygant

clen Unlinger

Vice President

Gefald D. Wygant Successor-Trustee

STATE OF MICHIGAN, COUNTY of OAKLAND )ss. Date 10/23/2009

Personally appeared before me Eileen Uhlinger, who duly sworn, did say that he/she is the Vice President of Mortgage Electronic Registration Systems as nominee for Flagstar Bank, FSB, and that said instrument was signed on behalf of said corporation by authority of its board of directors; and acknowledged said instrument to be its voluntary act and deed. FSB, and

> ar min Aparna Deb

commission expires 12/10/2013

STATE OF OREGON, County of Multnomah ) ss.

(((6)200)

Personally appeared before me Gerald D. Wygant and acknowledged the foregoing instrument to be his voluntary act and deed.

ameli Cookey

AFTER RECORDING RETURN TO:

STEPHEN B PHELPS, ANDREE N PHELPS, 2020 BRISTOL

EUGENE, OR 97403

> OFFICIAL SEAL PAMELA ANN COONEY NOTARY PUBLIC-OREGON COMMISSION NO. 441830 MY COMMISSION EXPIRES AUGUST 11, 2013

**APARNA DEB** NOTARY PUBLIC, Oakland County, MI My Commission Expires 12/10/2013

Acting in the County of Oakland