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2012-002185

Klamath County, Oregon



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02/29/2012 03:06:33 PM

Fee: \$42.00

Recording Cover Sheet

PER ORS 205.234

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON
PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING.
ANY ERRORS IN THIS COVER SHEET DOES NOT AFFECT THE
TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

AFTER RECORDING RETURN TO:

Name and address of the person authorized to receive the
Instrument after recording, as required by ORS 205.180(4)
And ORS 205.238

Northwest Trustee Services, Inc.
PO Box 997
Bellevue, WA 98009-0997

File Number: 7021.11240

1. **NAMES OF THE TRANSACTION(S)**, described in the attached instrument and required by ORS 205.234(A) NOTE: Transaction as defined by ORS 205.010 "means any action required or permitted by state law or rule federal law or regulation to be recorded including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property.

Appointment of Successor Trustee

2. **Grantor(s)**, as described in ORS 205.160

Bank of America, NA
400 National Way
Simi Valley, CA 93065

3. **Grantee (s)**, as described in ORS 205.160

Northwest Trustee Services, Inc.
PO Box 997
Bellevue, WA 98009-0997

4. **TRUE AND ACTUAL CONSIDERATION PAID** for instruments conveying or contracting to convey fee title to any real estate and all memoranda of such instruments, reference ORS 93.030.

\$0 - No Dollars

5. **UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS:** for instruments conveying or contracting to convey fee title to any real estate reference ORS 93.260

NA, Not Applicable

Deed Reference: 2007-006694

APPOINTMENT OF SUCCESSOR TRUSTEE

163582714

KNOW ALL MEN BY THESE PRESENTS that Nancy Annette Sears, Unmarried, as grantors, and Fidelity National Title Insurance Company, as the trustee, and Mortgage Electronic Registration Systems, Inc. solely as nominee for Countrywide Home Loans, Inc. its successors and assigns, is the beneficiary under that certain trust deed dated 03/08/07, and recorded 04/11/07, as 2007-006694 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.

Bank of America, N.A., as successor by merger to BAC Home Loans Servicing, LP, by Jeff Stenman as Attorney in Fact by Power of Attorney Recorded 4/12/2011 under Auditor's File No. 2011-004723.


Title: Attorney In Fact

State of Washington)
) ss.
County of King)

This instrument was acknowledged before me on 2.21.2012 by Jeff Stenman as Attorney In Fact of Bank of America, N.A., as successor by merger to BAC Home Loans Servicing, LP.


Notary signature

My commission expires 5.17.15

APPOINTMENT OF SUCCESSOR TRUSTEE

Re: Trust Deed from
Sears, Nancy A.

Grantor

to

Northwest Trustee Services, Inc.
Trustee

File No. 7021.11240

BREANON MILLER
STATE OF WASHINGTON
NOTARY PUBLIC
MY COMMISSION EXPIRES
05-17-15

After recording return to:

Winston Khan

Northwest Trustee Services, Inc.

P.O. Box 997

Bellevue, WA 98009-0997