

2012-003171

Klamath County, Oregon



00115834201200031710010010

03/27/2012 09:56:45 AM

Fee: \$42.00

WHEN RECORDED, MAIL TO:  
 Flagstar Bank  
 C/O NTC 2100 Alt. 19 North  
 Palm Harbor, FL 34683

Loan #0502459181

**SUBSTITUTION OF TRUSTEE and FULL RECONVEYANCE**

MERS Address: Mortgage Electronic Registration Systems, Inc., P.O. Box 2026, Flint, Michigan, 48501-2026

WHEREAS, VERLIN W. MUNSON AND SHARON L. MUNSON whose address is 6649 SHASTA WAY KLAMATH FALLS, OR 97603 was the original Trustor, AMERITITLE was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC was the original Beneficiary under a certain Deed of Trust dated 01/23/2009 in KLAMATH County, Oregon, under Document # 2009-001059 or Book , Page , recorded on 01/28/2009.

Property commonly known as: 6649 SHASTA WAY, KLAMATH FALLS, OR 97603-5271

WHEREAS, the undersigned as present Beneficiary, having received full payment on said Deed of Trust and debt, and desiring to substitute a new Trustee under said Deed of Trust in place and stead of said original Trustee thereunder. NOW, THEREFORE, the undersigned hereby substitutes **Henry L. Bauer**, as Trustee under said Deed of Trust and directs said **Henry L. Bauer** to reconvey, without warranty, to the parties entitled thereto the estate now held by him under said Deed of Trust.

Dated on 03/ 14 /2012 (MM/DD/YYYY)

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) AS NOMINEE FOR BCK CAPITAL, INC., ITS SUCCESSORS AND ASSIGNS

By:  **ASHLEY BRABAND VICE PRESIDENT**

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me on 03/ 14 /2012 (MM/DD/YYYY), by **ASHLEY BRABAND** as VICE PRESIDENT for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) AS NOMINEE FOR BCK CAPITAL, INC., ITS SUCCESSORS AND ASSIGNS, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

  
**MIRANDA AVILA**  
 Notary Public - State of FLORIDA  
 Commission Expires: 08/22/2014



**Henry L. Bauer**, hereby accepts the foregoing appointment as Trustee under said Deed of Trust and as successor Trustee, pursuant to a written request of the present Beneficiary and in accordance with the provisions of said Deed of Trust, DOES HEREBY CONVEY to the person or persons legally entitled thereto, without warranty, the estate, title and interest now held by the undersigned in and to the premises more fully described in said Deed of Trust.

Dated on 03/ 20 /2012 (MM/DD/YYYY)

By: , as Trustee  
**Henry L. Bauer Trustee**

Whose address is: 5440 Southwest Westgate Drive, Ste 430, Portland OR, 97221

STATE OF OREGON  
 COUNTY OF MULTNOMAH

This instrument was acknowledged before me on 03/ 20 /2012 (MM/DD/YYYY) by **Henry L. Bauer** as Trustee.

  
 Notary Public - State of OREGON  
 Commission Expires:

Prepared By: E.Lance/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152  
 FLGRC 15851452 -@ CJ3625034 100052550245918197 MERS PHONE 1-888-679-MERS  
 FORM1RCNOR1



\*15851452\*

