Recording Requested By: GMAC MORTGAGE, LLC

When Recorded Return To:

LIEN RELEASE GMAC MORTGAGE, LLC

3451 HAMMOND AVENUE

PO BOX 780 WATERLOO, IA 50704-0780

2012-009764 Klamath County, Oregon



09/05/2012 09:10:06 AM

SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE
GMAC MORTGAGE, LLC #:0601618431 "LUI" Lender ID:10025/1701594623 Klamath, Oregon PIF: 08/06/2012 MERS #: 100073500011750568 SIS #: 1-888-679-6377

The undersigned at POBOX 2026 FLINT MI 48501, 1901 E VOORHEES ST. STE C, DANVILLE, IL 61834 is the present beneficiary and owner and holder of the Note and the Deed of Trust, Dated: 06/09/2006 made by SEAN L LUI ANGEL C LUI at 1321 LEGEND LANE, SAN JOSE, CA 95131 as the original Grantor(s), to AMERITITLE, as the original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS), as the original beneficiary, which Deed of Trust was recorded on 06/20/2006 in Book/Reel/Liber: NA Page/Folio: NA as Instrument No.: M06-12621, in the official records of Klamath County, Oregon

Property Address: 4651 HARRIER DRIVE, KLAMATH FALLS, OR 97601

The undersigned HEREBY SUBSTITUTES FIRST AMERICAN TITLE INSURANCE COMPANY, Trustee in lieu of the above named Trustee under said Deed of Trust.

FIRST AMERICAN TITLE INSURANCE COMPANY whose address is 450 EAST BOUNDARY STREET, CHAPIN, SC 29036 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 FIRST AMERICAN TITLE INSURANCE COMPANY have caused these presents to be executed by their duly authorized officers on the dates below written.

MORTGAGE ELECTRONIC REGISTRATION

SYSTEMS, INC. ("MERS") On 8.22.12

Ginny Niedert, Assistant Secretary

By FIRST AMERICAN TITLE INSURANCE COMPANY as Trustee

On 8-29-17

RONALD E. ROONE SIGNATORY

AUTHORIZED

STATE OF Iowa COUNTY OF Black Hawk

, before me, B. ARNDT, a Notary Public in and for Black Hawk in the State of Iowa, personally 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, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,

B. ARNDT

Notary Expires: 03/04/2014 #766996

B. ARNDT COMMISSION NO. 766996 MY COMMISSION EXPIRES March 04, 2014

(This area for notarial seal)

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

STATE OF South Carolina COUNTY OF Lexington On this 29 day of August, 2012 before me personally appeared Ronald E. Rooney, Authorized Signatory of First American Title Insurance Company who provided satisfactory evidence of his/her identification to be the person whose name is subscribed to this instrument, and he/she acknowledged that he/she executed the foregoing instrument.

WITNESS my hand and official seal,

State of SC county of Lexington

(This area for notarial seal)

JAMES B. KRIMM Notary Public State of South Carolina My Commission Expires 12/1/2021