

2012-013254

Klamath County, Oregon



00127877201200132540010015

11/30/2012 09:10:05 AM

Fee: \$42.00

WHEN RECORDED, MAIL TO:
Wells Fargo Home Mortgage
C/O NTC 2100 Alt. 19 North
Palm Harbor, FL 34683

Loan #0202925053

SUBSTITUTION OF TRUSTEE and FULL RECONVEYANCE

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

WHEREAS, **JANICE WOOLERY** whose address is 6306 MARYLAND AVENUE KLAMATH FALLS, OR 97603-6962 was the original Trustor, **NORTHWEST TRUSTEE SERVICES** was the original Trustee, and **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC** was the original Beneficiary under a certain Deed of Trust dated 12/12/2005 in KLAMATH County, Oregon, under Document # or Book M05, Page 71313, recorded on 12/19/2005.

Property is commonly known as: 6306 MARYLAND AVENUE, KLAMATH FALLS, OR 97603.

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 **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION**, as Trustee under said Deed of Trust and directs said **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION** to reconvey, without warranty, to the parties entitled thereto the estate now held by him under said Deed of Trust.

Dated on 11/ 19 /2012 (MM/DD/YYYY)

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR UNION FEDERAL BANK OF INDIANAPOLIS, ITS SUCCESSORS AND ASSIGNS

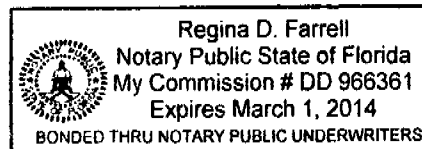
By:

Ashley Braband **ASHLEY BRABAND ASST. SECRETARY**

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me on 11/ 19 /2012 (MM/DD/YYYY), by **ASHLEY BRABAND** as ASST. SECRETARY for **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR UNION FEDERAL BANK OF INDIANAPOLIS, ITS SUCCESSORS AND ASSIGNS**, who, as such ASST. SECRETARY being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

Regina D. Farrell
REGINA D. FARRELL
 Notary Public - State of FLORIDA
 Commission Expires: 03/01/2014



WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION Whose address is 2701 Wells Fargo Way MAC X9901-L1R Minneapolis, MN 55467, 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 11/ 19 /2012 (MM/DD/YYYY)

WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION

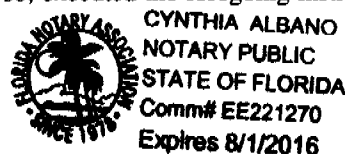
By:

Derrick White, as Trustee
DERRICK WHITE Title Officer

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me on 11/ 19 /2012 (MM/DD/YYYY), by **DERRICK WHITE** as Title Officer for **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION**, who, as such Title Officer being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she is personally known to me.

Cynthia Albano
CYNTHIA ALBANO
 Notary Public - State of FLORIDA
 Commission Expires: 08/01/2016



Prepared By: E.Lance/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152

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