

2013-003483

Klamath County, Oregon

Recording Requested By:
WELLS FARGO HOME MORTGAGE



00133674201300034830020021

When Recorded Return To:

04/02/2013 11:31:43 AM

Fee: \$47.00

LIEN RELEASE DEPT
WELLS FARGO HOME MORTGAGE
MAC X9901-L1R
2701 WELLS FARGO WAY
MINNEAPOLIS, MN 55467



SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE

WFHM - CLIENT 472 #:6952335 "KEPHART" Lender ID:807527/008473412 Klamath, Oregon
Wells Fargo Bank, N.A., successor by merger to Wells Fargo Home Mortgage, Inc. f/k/a Norwest Mortgage, Inc. is the present beneficiary and owner and holder of the Note and the Deed of Trust, Dated: 12/15/1998 made by VERLON H KEPHART AND SHARRON L KEPHART, HUSBAND AND WIFE as the original Grantor(s), to FIRST AMERICAN TITLE COMPANY, as the original Trustee, for the benefit of NORWEST MORTGAGE, INC., as the original beneficiary, which Deed of Trust was recorded on 01/05/1999 in Book/Reel/Liber: M99 Page/Folio: 289 as Instrument No.: 72553, in the official records of Klamath County, Oregon

Property Address: SURVEYOR ROAD, GILCHRIST, OR 97737

Wells Fargo Bank, N.A., successor by merger to Wells Fargo Home Mortgage, Inc. f/k/a Norwest Mortgage, Inc. HEREBY SUBSTITUTES WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, Trustee in lieu of the above named Trustee under said Deed of Trust.

WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION 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 WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION have caused these presents to be executed by their duly authorized officers on the dates below written.

Wells Fargo Bank, N.A., successor by
merger to Wells Fargo Home Mortgage, Inc.
f/k/a Norwest Mortgage, Inc.
On March 26th, 2013

By: Joshua Lundholm
Joshua Lundholm, Vice President Loan
Documentation

By WELLS FARGO FINANCIAL NATIONAL
BANK, A NATIONAL BANKING
ASSOCIATION as Trustee
On March 26th, 2013

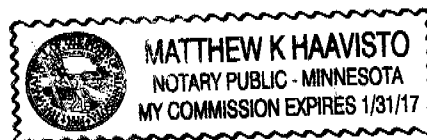
By: MICHAEL FINNERTY
MICHAEL FINNERTY, TITLE OFFICER

STATE OF Minnesota
COUNTY OF Hennepin

On March 26th, 2013, before me, MATTHEW K. HAAVISTO, a Notary Public in and for Hennepin in the State of Minnesota, personally appeared Joshua Lundholm, Vice President Loan Documentation, personally known to me (or proved to me on the basis of satisfactory 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,

MATTHEW K. HAAVISTO
MATTHEW K. HAAVISTO
Notary Expires: 01/31/2017



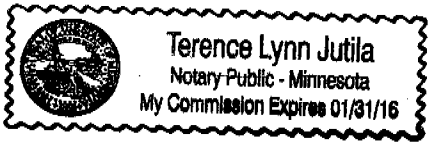
(This area for notarial seal)

STATE OF Minnesota
COUNTY OF Hennepin

On March 26th, 2013, before me, TERENCE LYNN JUTILA, a Notary Public in and for Hennepin in the State of Minnesota, personally appeared MICHAEL FINNERTY , TITLE OFFICER, personally known to me (or proved to me on the basis of satisfactory 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,


TERENCE LYNN JUTILA
Notary Expires: 01/31/2016



(This area for notarial seal)