

2013-004919

Klamath County, Oregon



00135420201300049190020025

05/07/2013 11:10:28 AM

Fee: \$47.00

**When Recorded Mail To:**

Indecomm Global Services  
2925 Country Drive  
St. Paul, MN 55117

**Prepared By:** Elizabeth Richmond

Mortgage Service Center  
1 Mortgage Way, MS SV03  
Mt. Laurel, New Jersey USA  
08054-5452

Loan#: **0060100435**

Invoice#: **E2288009**

CostCenter#: **USR**

Package#: **78618590**

Document#: **3778787**

MIN: **100020000601004355**

MERS Phone: 1-888-679-6377

**SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

**First American Title Insurance Company, a Corporation** who's address is **181 East 5600 South #330 Liberty Hall Bldg. Murray, UT 84107**, is hereby appointed successor trustee under that certain Deed of Trust described below:

Borrowers: **NEAL R COATY / EMILY COATY**

Original Beneficiary: **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC (MERS), as nominee for PHH MORTGAGE CORPORATION**, its successors and assigns

Original Trustee: **FIRST AMERICAN TITLE**

Loan Amount: **\$150100.00**

Date of Deed of Trust: **February 24, 2010**

Date Recorded: **March 4, 2010**

Document Number: **2010-002943**

Filed for record in **Klamath County, State of Oregon**

Whereas, the undersigned is the owner of the beneficial interest under said Deed of Trust, and the legal owner and holder of the Deed of Trust Note, that said interest has not been transferred, hypothecated or otherwise acquired by any party or parties. Said Note, together with all other indebtedness secured by said Deed of Trust, have been fully paid and satisfied, **First American Title Insurance Company, a Corporation**, is hereby requested and directed to reconvey, without warranty, to the parties designated by the terms of said Deed of Trust, all that estate now held by the Successor Trustee.

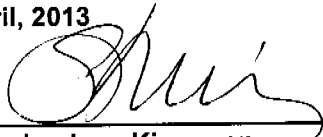
**First American Title Insurance Company, a Corporation**, as Successor Trustee under the herein above described Deed of Trust, does hereby grant, bargain, sell and reconvey, without warrant, to the person(s) entitled thereto, all right, title and interest in and to the trust property now held by it as Trustee under said Deed of Trust.

On this date of **24th** day of **April, 2013**

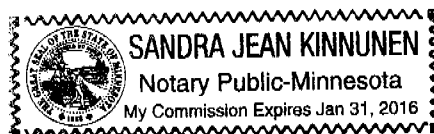
**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC (MERS), as nominee for PHH MORTGAGE CORPORATION**, its successors and assigns

**Lisa Marie Spurbeck, Assistant Secretary**  
State of Minnesota, County of Ramsey

On April 24, 2013 before me, a Notary Public qualified for said county, personally came Lisa Marie Spurbeck known to me to be the Assistant Secretary for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC (MERS), as nominee for PHH MORTGAGE CORPORATION, its successors and assigns that signed the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed, for the uses and purposes therein mentioned and on oath state that he/she is authorized to execute the said instrument. WITNESS my hand and official seal on this date of 24th day of April, 2013



Sandra Jean Kinnunen  
Notary Public in and for State of Minnesota  
My Commission Expires: January 31, 2016  
Residing at Ramsey County, Minnesota





Lori Whitehead, Authorized Agent

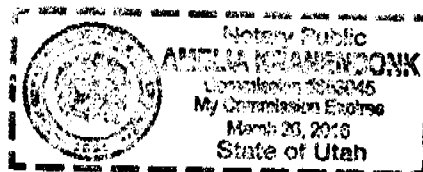
State of Utah, County of Salt Lake

On this date of 4/30/13 before me, a Notary Public qualified for said county, personally came Lori Whitehead, known to me that he/she is the Authorized Agent respectively of First American Title Insurance Company, a Corporation

, Successor Trustee and is duly authorized in his/her respective capacity to execute the foregoing instrument for and in the name and on behalf of said corporation and that said corporation executed the same, and further stated and acknowledged that he/she had so signed, executed and delivered said instrument for the consideration, uses and purposes therein mentioned and set forth. WITNESS my hand and official seal on the date hereinabove set forth.



Amelia Kranendonk  
Notary Public in and for State of Utah  
My Commission Expires: March 26, 2016  
Residing at Salt Lake County, Utah



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