

2014-000969

Klamath County, Oregon



00148092201400009690020023

Recording Requested By:
OCWEN LOAN SERVICING, LLC

02/04/2014 09:35:40 AM

Fee: \$52.00

When Recorded Return To:

LIEN RELEASE
OCWEN LOAN SERVICING, LLC
2925 Country Dr
St Paul, MN 55117



SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE

OCWEN LOAN SERVICING, LLC #0708185763 "WIGGINS" Lender ID:30026/208387548 Klamath, Oregon PIF:
01/10/2014

MERS #: 100073300007229754 SIS #: 1-888-679-6377

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") is the present beneficiary of that certain Deed of Trust, Dated: 04/12/2012 made by ERNIE D. WIGGINS AND CORRINE M. WIGGINS as the original Grantor(s), to FIRST AMERICAN TITLE, 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 05/02/2012 in Book/Reel/Liber: N/A Page/Folio: N/A as Instrument No.: 2012-4602, in the official records of Klamath County, Oregon

Property Address: 9780 SIMPSON CANYON RD, KLAMATH FALLS, OR 97601

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") 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 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 1-22-14

By: [Signature]
Ginamarie Herman, Assistant Secretary

By FIRST AMERICAN TITLE INSURANCE
COMPANY as Trustee

On 1-24-14

By: [Signature]
BY: Laurel W. Keen
AUTHORIZED SIGNATORY

STATE OF Iowa
COUNTY OF Black Hawk

On 1-22-14, before me B. ARNDT Notary Public, personally appeared Ginamarie Herman, Assistant Secretary, to me known to be the person(s) named in and who executed the foregoing instrument, and acknowledged that he/she/they executed the same as his/her/they voluntary act and deed.

WITNESS my hand and official seal,

[Signature]
B. ARNDT
Notary Expires: 03/04/2014 #766996



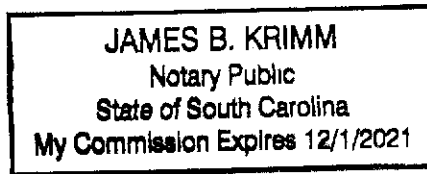
(This area for notarial seal)

STATE OF South Carolina
COUNTY OF Lexington

On this 24 day of January, 2014 before me personally appeared Laurel W. Keen,
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,

James B. Krimm
Notary Public State of SC
Notary Expires 12/1/21



(This area for notarial seal)