

2015-010291

Klamath County, Oregon

09/17/2015 09:23:02 AM

Fee: \$47.00

PREPARED BY:
iMortgage Services, LLC

RETURN TO:
iMortgage Services Title Dept.
2570 Boyce Plaza Road, Pittsburgh, PA 15241
File Ref# 350828949-DOCP

APN/Parcel ID: R191054

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SUBSTITUTION OF TRUSTEE

Notice is hereby given, that **FIRST AMERICAN TITLE INSURANCE COMPANY** is hereby appointed Successor Trustee under that certain Deed of Trust dated **10/10/2014**, executed by Richard D. Pratt and Lucille E. Pratt, as tenants by the entirety, trustor(s), in which **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FREEDOM MORTGAGE CORPORATION** was named Beneficiary, and **FIRST AMERICAN TITLE INSURANCE COMPANY OF OREGON** as trustee, filed for record in the office of the **KLAMATH** County Recorder, State of Oregon, on **10/30/2014**, as instr# **2014-011388 Book N/A Page N/A**. Said real property is situated in **KLAMATH** County, State of Oregon and is more particularly described as follows:

Legal Description: SEE ATTACHED - "EXHIBIT A"

EXECUTED this 3rd day of September, 2015.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
FREEDOM MORTGAGE CORPORATION**

Reginald A. Watkins, Senior Vice President, Beneficiary

STATE: **NEW JERSEY**
COUNTY: **BURLINGTON**

I certify that I know or have satisfactory evidence that Reginald A. Watkins is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Senior Vice President of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FREEDOM MORTGAGE CORPORATION** to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated 9/3/15

Michelle L. Milza
Michelle L. Milza Notary Public in and for the State of New Jersey
My Commission expires March 26, 2020



Exhibit "A"

The land referred to in this policy is situated in the STATE OF Oregon, COUNTY OF KLAMATH, and described as follows:

LOT 1 BLOCK 2, WOODLAND PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON, TOGETHER WITH AN UNDIVIDED 1/88THS INTEREST IN 2 PARCELS SITUATED IN LOTS 1 AND 2, SECTION 15, TOWNSHIP 34 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL A:

BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 15, TOWNSHIP 34 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, AND RUNNING THENCE ALONG THE NORTH LINE OF SAID SECTION NORTH 89° 42' 15" EAST 400.00 FEET; THENCE SOUTH 62.42 FEET; THENCE SOUTH 46° 57' 20" WEST 408.82 FEET TO THE NORTHEASTERLY BANK OF THE WILLIAMSON RIVER; THENCE FOLLOWING SAID RIVER BANK NORTH 37° 53' 20" WEST 136.90 FEET; THENCE NORTH 16° 33' WEST 60.98 FEET TO THE WEST LINE OF SECTION 15; THENCE NORTHERLY ON SAID SECTION LINE 172.92 FEET TO THE POINT OF BEGINNING.

PARCEL B:

BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 15, TOWNSHIP 34 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, AND RUNNING THENCE NORTH 89° 42' 15" EAST 400.00 FEET ALONG THE NORTH LINE OF SAID SECTION 15; THENCE SOUTH 62.42 FEET; THENCE SOUTH 50° 43' 50" EAST 453.16 FEET; THENCE SOUTH 76° 17' 30" EAST 886.79 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE SOUTH 35° 56' 30" WEST 446.55 FEET TO A POINT ON THE NORTHEASTERLY BANK OF THE WILLIAMSON RIVER; THENCE SOUTH 45° 32' 20" EAST 84.00 FEET; THENCE NORTH 44° 52' 10" EAST 411.58 FEET; THENCE NORTH 34° 25' 40" WEST 156.01 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION.

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