2016-007665 Klamath County, Oregon

Recording Requested By: WELLS FARGO HOME MORTGAGE

07/20/2016 09:35:03 AM

Fee: \$52.00

When Recorded Return To:

LIEN RELEASE DEPT WELLS FARGO HOME MORTGAGE MAC X9901-L1R P.O. BOX 1629 MINNEAPOLIS, MN 55440-9790

SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE
WFHM - CLIENT 936 #:0377286091 "VETTER" Lender ID:567970/0206758637 Klamath, Oregon MIN #: 100183300001458828 SIS #: 1-888-679-6377

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR STEARNS LENDING INC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS is the present beneficiary of that certain Deed of Trust, Dated: 04/25/2011 made by STEPHANIE LIVETTER as the original Grantor(s), to FIRST AMERICAN TITLE INSURANCE COMPANY, as the original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR STEARNS LENDING, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, IT'S SUCCESSORS AND ASSIGNS, as the original beneficiary, which Deed of Trust was recorded on 04/29/2011 in Book/Reel/Liber: N/A Page/Folio: N/A as Instrument No.: 2011-005360, in the official records of Klamath County, Oregon

Property Address: 2020 GARDEN AVENUE, KLAMATH FALLS, OR 97601

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR STEARNS LENDING INC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS 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 present Beneficiary 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.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR STEARNS LENDING INC. BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

On July 13th, 2016

Βv JUNKO A. FILLMER, Assistant Secre By WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION as Trustee

On <u>July 13th, 2016</u>

Ву: JUNKO A. FILLMER

STATE OF Minnesota COUNTY OF Hennepin

On July 13th, 2016, before me, SUI H. LAU, a Notary Public in and for Hennepin in the State of Minnesota, personally appeared JUNKO A. FILLMER, Assistant Secretary, 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,

XLL H Ian

SUI H. LAU

Notary Expires: 01/31/2020

SUI H LAU NOTARY PUBLIC - MINNESOTA COMMISSION EXPIRES 01/31/2020

(This area for notarial seal)

## SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE Page 2 of 2

STATE OF Minnesota COUNTY OF Hennepin

On July 13th, 2016, before me, SUI H. LAU, a Notary Public in and for Hennepin in the State of Minnesota, personally appeared JUNKO A. FILLMER, 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,

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SUI H. LAU

Notary Expires: 01/31/2020



(This area for notarial seal)