

2018-000181

Klamath County, Oregon



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01/06/2018 08:28:21 AM

Fee: \$57.00

**Return Address:**  
**GUILD ADMINISTRATION CORP.**  
**P. O. BOX 85304**  
**SAN DIEGO, CA 92186**

Please print or type information **OREGON STATE RECORDER'S Cover Sheet** (RCW 65.04)

**Document Title(s)** (or transactions contained therein): (all areas applicable to your document must be filled in)

1. SUBSTITUTION OF TRUSTEE

2. DEED OF RECONVEYANCE

**Reference Number(s) of Documents assigned or released:**

Original Recording Information: Book \_\_\_\_\_ Page \_\_\_\_\_ or Instrument # 2014-002363

Additional reference #'s on page \_\_\_\_\_ of document

**Grantor(s)** (Last name, first name, initials)

1. MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED  
NOMINEE FOR GUILD MORTGAGE COMPANY, A CALIFORNIA CORPORATION,  
BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

2. NORTHWEST TRUSTEE SERVICES, INC.

Additional names on page \_\_\_\_\_ of document.

**Grantee(s)** (Last name first, then first name and initials)

1. GUILD ADMINISTRATION CORPORATION

2. ALLPHIN, FOREST E

Additional names on page \_\_\_\_\_ of document.

**Legal description** (abbreviated: i.e. lot, block, plat or section, township, range)

A portion of Lot 1, Block 1, PINNEY'S ACRES, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southwest corner of said Lot 1; thence North 40 degrees 38' 35" East, 311.99 feet to a 5/8 inch iron rod; thence South 89 degrees 21' 15" East, 107.50 feet to a 5/8 inch iron rod; thence South 00 degrees 38' 45" West, 288.78 feet to an iron rod on the South line of said Lot 1; thence North 89 degrees 17' 00" West, along the South line of said lot, 308.03 feet to the point of beginning.

TOGETHER WITH access easement as contained in Warranty Deed, dated January 6, 1981, recorded January 12, 1981, in Volume M81page476, Deed Records of Klamath County, Oregon, as follows:

A 30 foot wide strip of land for access lying adjacent to and easterly from the West line of the above described parcel bound on the North and South by the respective North and South property lines of said parcel.

Additional legal is on page \_\_\_\_\_ of document.

**Assessor's Property Tax Parcel/Account Number**

☐ Assessor Tax # not yet assigned

150614

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

WHEN RECORDED MAIL TO

GUILD ADMINISTRATION CORP.  
P.O. BOX 85304  
SAN DIEGO, CA. 92186

LIV001416V

255 2001416

ALLPHIN, FOREST E

MERS PHONE: 1-888-679-6377

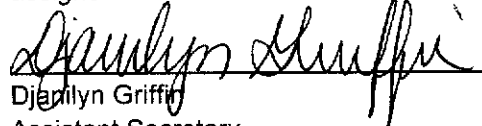
MIN: 100019925520014163

**SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

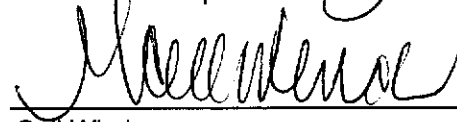
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for Guild Mortgage Company, a California Corporation, beneficiary of the security instrument, its successors and assigns, dated **MARCH 17, 2014** made by **FOREST E ALLPHIN** as Trustor, to NORTHWEST TRUSTEE SERVICES, INC. as Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR GUILD MORTGAGE COMPANY, A CALIFORNIA CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, which Deed of Trust was recorded in **KLAMATH COUNTY, OREGON**, as **Document No. 2014-002363** on **MARCH 20, 2014** hereby Substitutes **GUILD ADMINISTRATION CORPORATION**, a California Corporation, as Trustee in lieu of the above named Trustee under said deed of Trust. **GUILD ADMINISTRATION CORPORATION**, hereby accepts said appointment as Trustee under said Deed of Trust and, as successor Trustee, as in Accordance with the provisions of said Deed of Trust does hereby reconvey To the PERSON OR PERSONS LEGALLY ENTITLED THERETO, but without warranty, All the estate, title and interest now held by it under said Deed of Trust.

IN WITNESS WHEREOF said Owner GUILD ADMINISTRATION CORPORATION, has caused this instrument to be executed by their duly authorized officers, this **DEC 22 2017**.

Mortgage Electronic Registration  
Systems, Inc. ("MERS"), as designated  
nominee for Guild Mortgage Company,  
a California Corporation, beneficiary of the  
security instrument, its successors and  
assigns

  
Djenilyn Griffin  
Assistant Secretary

Guild Administration Corporation,  
a California Corporation

  
Gail Windus  
Assistant Secretary

WHEN RECORDED MAIL TO

GUILD ADMINISTRATION CORP.  
P.O. BOX 85304  
SAN DIEGO, CA. 92186

LIV001416V  
255 2001416  
ALLPHIN, FOREST E

**BENEFICIARY**

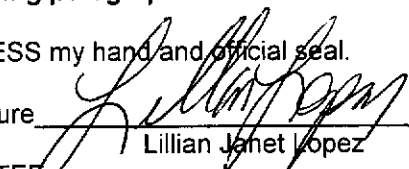
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

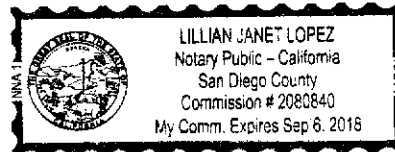
State of California )  
County of San Diego )

On DEC 22 2017 before me, Lillian Janet Lopez, Notary Public, personally appeared Djanilyn Griffin, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

***I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.***

WITNESS my hand and official seal.

Signature  (Seal)  
Lillian Janet Lopez



TRUSTEE

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )  
County of San Diego )

On DEC 22 2017 before me, Lillian Janet Lopez, Notary Public, personally appeared Gail Windus, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

***I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.***

WITNESS my hand and official seal.

Signature  (Seal)  
Lillian Janet Lopez

