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04/20/2020 09:37:30 AM

Fee: \$82.00

**OREGON****RECORD 1ST**

COUNTY OF KLAMATH

LOAN NO.: 9702644841



WHEN RECORDED MAIL TO:

FIRST AMERICAN MORTGAGE SOLUTIONS

1795 INTERNATIONAL WAY

IDAHO FALLS, ID 83402

PH. 208-528-9895

**APPOINTMENT OF SUCCESSOR TRUSTEE**

KNOW ALL MEN BY THESE PRESENTS that the Undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR MORTGAGE CAPITAL ASSOCIATES, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the Beneficiary of that certain Deed of Trust dated SEPTEMBER 05, 2016 executed by JOSEPH T RIKER, III, AND JOAN F RIKER TRUSTEES OF THE JOSEPH T. RIKER, III AND JOAN F. RIKER TRUST DATED JUNE 21, 2001 RESTATED ON MARCH 25, 2015, Trustor, to AMERITITLE, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR MORTGAGE CAPITAL ASSOCIATES, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on SEPTEMBER 9, 2016 as Instrument No. 2016-009607 in the Records of the County Clerk's Office in and for the County of KLAMATH, State of OREGON.

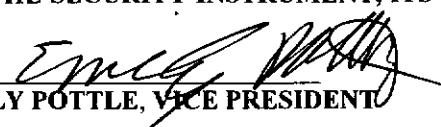
LEGAL DESCRIPTION: AS DESCRIBED IN SAID DEED OF TRUST

PROPERTY ADDRESS: 2075 CALHOUN STREET, KLAMATH FALLS, OR 97601

WHEREAS, the Undersigned desires to appoint a new Trustee in the place and stead of the Current Trustee; NOW THEREFORE, the Undersigned hereby appoints **FIRST AMERICAN TITLE INSURANCE COMPANY**, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, as Successor Trustee under said Deed of Trust; to have all the powers as Trustee, effective forthwith. In construing this instrument and whenever the context hereof so requires, the masculine gender includes the feminine and the neuter and the singular number includes the plural.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **APRIL 10, 2020**.

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

  
 EMILY POTTLE, VICE PRESIDENT

STATE OF IDAHO

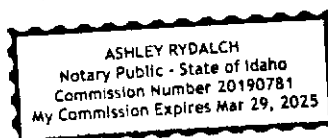
COUNTY OF BONNEVILLE ) ss.

On **APRIL 10, 2020**, before me, **ASHLEY RYDALCH**, personally appeared **EMILY POTTLE** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS NOMINEE FOR **MORTGAGE CAPITAL ASSOCIATES, INC.**, ITS SUCCESSORS AND ASSIGNS the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.



ASHLEY RYDALCH (COMMISSION EXP. 03/29/2025)

NOTARY PUBLIC



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 MERS PHONE: 1-888-679-6377