

JOANNA Schwarz
Returned at Counter

RECORDING REQUESTED BY

Stephen Schwarz

AND WHEN RECORDED MAIL TO:

Name Stephen Schwarz
Street Address 2212 S. 6th Street
City & State Klamath Falls, Or. 97601
Zip

Title Order No.

Escrow No.

2020-010771

Klamath County, Oregon



00264589202000107710080089

08/27/2020 01:11:17 PM

Fee: \$122.00

Assessors Parcel Number:

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

The undersigned, Stephen Duncan, Maria Duncan and Deleah Duncan

present Beneficiary, as owner and holder of the Note Secured by Deed of Trust dated November 23, 1998
made by Stephen Schwarz

as Trustor, to First American Title Insurance Company
as original Trustee, for See Exhibit "A" attached hereto

as Beneficiary, which Deed of Trust was recorded December 4, 1998, as Instrument Number 70870 in
book M98, page 44340, Official Records of Klamath County, OR. ~~County, California~~, hereby appoints and Substitutes
Stephen Duncan, Maria Duncan and Deleah Duncan

as Trustee in lieu of the Trustee therein.
As such duly appointed and substituted Trustee,
Stephen Duncan, Maria Duncan and Deleah Duncan

accepts said appointment as Trustee under the above Deed of Trust, and as successor Trustee, and pursuant to the request of
said owner and holder and in accordance with the provisions of said Deed of Trust, does hereby RECONVEY WITHOUT
WARRANTY, TO THE PERSON OR PERSONS LEGALLY ENTITLED THERETO, ALL the estate, title and interest
now held by said trustee under said Deed of Trust. Wherever the text of this document so requires, the singular includes the
plural.

IN WITNESS WHEREOF, the owner and holder above named, and
Stephen Duncan, Maria Duncan and Deleah Duncan

as successor Trustee, has caused this instrument to be executed, each in its respective interest.

DATE May 7, 2020

Beneficiary

Stephen Duncan

Maria Duncan

DATE May 7, 2020

Successor Trustee

Stephen Duncan

Maria Duncan

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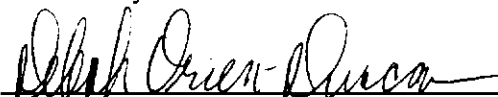
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IN WITNESS WHEREOF, the owner and holder above named, and
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as successor Trustee, has caused this instrument to be executed, each in its respective interest.

DATE: May 7, 2020

Beneficiary


Deleah Duncan

DATE: May 7, 2020

Successor Trustee


Deleah Duncan

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 Riverside

On May 7th, 2020 before me,

M. Samaniego
(here insert name and title of the officer)

, notary public, personally appeared Stephen Duncan

who 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(ies), and that by his her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) 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

M. Samaniego



(This area for official notarial seal)

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STATE OF CALIFORNIA
COUNTY OF Riverside

On May 7th, 2020 before me,

M. Samaniego
(here insert name and title of the officer)

, notary public, personally appeared Stephen Duncan

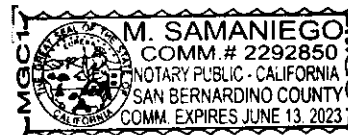
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is are subscribed to the within instrument and acknowledged to me that he she/they executed the same in his/her/their authorized capacity(ies), and that by his her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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WITNESS my hand and official seal

Signature

M. Samaniego



(This area for official notarial seal)

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STATE OF CALIFORNIA
COUNTY OF Riverside

On May 7th, 2020 before me,
Deleah Duncan M. Samaniego, Notary Public
(here insert name and title of the officer)
, notary public, personally appeared Deleah Duncan

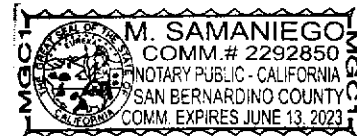
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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WITNESS my hand and official seal

Signature

M. Samaniego



(This area for official notarial seal)

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STATE OF CALIFORNIA
COUNTY OF Riverside

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M. Samaniego
(here insert name and title of the officer)
, notary public, personally appeared Deleah Duncan

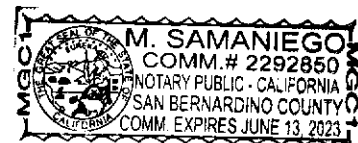
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WITNESS my hand and official seal

Signature

M. Samaniego



(This area for official notarial seal)

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

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 Riverside }

On May 7th, 2020 before me, M. Samaniego, Notary Public,
(Here insert name and title of the officer)

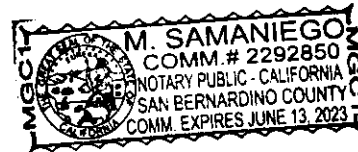
personally appeared Maria Duncan,
who proved to me on the basis of satisfactory evidence to be the person(s) whose
name(s) is/are subscribed to the within instrument and acknowledged to me that
he/she/they executed the same in his/her/their authorized capacity(ies), and that by
his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of
which the person(s) 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.

M. Samaniego
Notary Public Signature

(Notary Public Seal)



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)
☐ Corporate Officer

(Title)

- ☐ Partner(s)
☐ Attorney-in-Fact
☐ Trustee(s)
☐ Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

This form complies with current California statutes regarding notary wording and, if needed, should be completed and attached to the document. Acknowledgments from other states may be completed for documents being sent to that state so long as the wording does not require the California notary to violate California notary law.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~, is/are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document with a staple.

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

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State of California }

County of Riverside }

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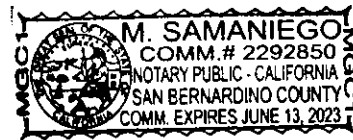
personally appeared Maria Duncan,
who proved to me on the basis of satisfactory evidence to be the person(s) whose
name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that
he ~~she~~ they executed the same in his ~~her~~ their authorized capacity(ies), and that by
his ~~her~~ their signature(s) on the instrument the person(s), or the entity upon behalf of
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WITNESS my hand and official seal.

M. Samaniego
Notary Public Signature

(Notary Public Seal)



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- Securely attach this document to the signed document with a staple.

EXHIBIT "A"

Original Beneficiary was Darwin D. Duncan and Rose M. Duncan.

By a Document entitled "ASSIGNMENT OF DEED OF TRUST", dated March 10, 2008 and recorded June 10, 2008 as instrument number 2008-008471, the aforementioned Deed of Trust was assigned to: Stephen Duncan, Maria Duncan and Deleah Duncan.

EXHIBIT "B"

**LOT 5 IN BLOCK 6 OF FIRST ADDITION TO KENO WHISPERING PINES,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE
OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

EXCEPTING THEREFROM THE WEST 277 FEET THEREOF.