2021-004436

Klamath County, Oregon

03/24/2021 02:08:00 PM

Fee: \$92.00

Recording Requested By:

**UMPQUA BANK** 

Prepared By: AUDREY B TRUMBLE

Assistant Secretary 855-369-2410

When recorded mail to:

CoreLogic P.O. Box 9232 Coppell, TX 75019

Coppell, TX 75019

Case Nbr: 38884873
Ref Number: 8501118275
Tax ID: 409588

3/12/2021

Property Address: 806 N 2ND ST

KLAMATH FALLS, OR 97601

OR0M-R~ST38884873 E 3/24/2021 LRP001

This space for Recorder's use

MIN #: 100045885011182754

MERS Phone #: 888-679-6377

## SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., whose address is P.O. Box 2026, Flint, MI 48501-2026, AS DESIGNATED NOMINEE FOR UMPQUA BANK, ITS SUCCESSORS AND/OR ASSIGNS, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the present beneficiary for the Deed of Trust described below, does hereby substitute Nationwide Escrow Services, Inc., an Oregon Domestic Business Corporation as Trustee under said Deed of Trust in place of AMERITITLE.

Nationwide Escrow Services, Inc., an Oregon Domestic Business Corporation, whose address is 293 East 1700 North, Mapleton, UT 84664, the present trustee for the Deed of Trust described below, in consideration of full payment and satisfaction of the debt secured thereunder, does hereby reconvey, without warranty, to the person(s) legally entitled thereto all of the estate, title and interest conferred to said Trustee by the Deed of Trust described below:

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS

DESIGNATED NOMINEE FOR UMPQUA BANK, ITS SUCCESSORS AND/OR

ASSIGNS, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS

SUCCESSORS AND ASSIGNS

Original Trustor(s): ANDREW H. LOTZ AND VICTORIA J. LOTZ, AS TENANTS BY THE

**ENTIRETY** 

Original Trustee: AMERITITLE

Date of Deed of Trust: 11/9/2010 Original Loan Amount: \$78,750.00

Recorded in Klamath County, OR on: 11/12/2010, instrument number 2010-013202, book N/A and page N/A

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 3/24/2021

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

Nationwide Escrow Services, Inc., an Oregon Domestic Business Corporation

	Olay	
By:	By:	_
RATANAPHONE M VILAYLUETH, Vice	Cynthia Gay, Vice President	
President		

State of TX, County of Dallas

On 3/24/2021, before me, Sabrina Wickline, a Notary Public, personally appeared RATANAPHONE M VILAYLUETH, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UMPQUA BANK, ITS SUCCESSORS AND/OR ASSIGNS, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS and Cynthia Gay, Vice President of Nationwide Escrow Services, Inc., an Oregon Domestic Business Corporation personally known to me to be the person(s) whose name(s) is/are subscribed to the within document 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 document the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

8

Notary Public: **Sabrina Wickline** My Commission Expires: 5/15/2024

