

2021-008331

Klamath County, Oregon

05/25/2021 01:03:01 PM

Fee: \$87.00

After recording return to:
B & I Plumbing & Electric Company
(Springfield)
120 West 6th Ave
Junction City OR 97448

APPOINTMENT OF SUCCESSOR TRUSTEE and DEED OF RECONVEYANCE

The present Beneficiary represents that all sums secured by the Trust Deed below have been fully paid and satisfied. Present beneficiary hereby designates **Ticor Title Company of Oregon** as successor trustee pursuant to ORS 86.790(3).

Trust Deed, including the terms and provisions thereof, given to secure an indebtedness with interest thereon and such future advances as may be provided therein.

Grantor: Robert L. Frachiseur and Jean A. Frachiseur

Trustee: First American Title Insurance Company

Beneficiary: Citizens Bank

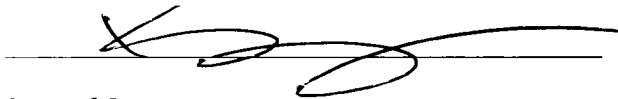
Amount: \$280,000.00

Dated: April 13, 2012

Recorded: April 19, 2012

Document No.: 2012-004094 In Klamath County, Oregon

BENEFICIARY: Citizens Bank

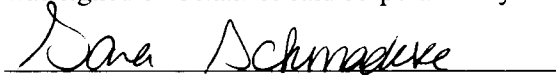


Dated: April 6, 2021

State of Oregon

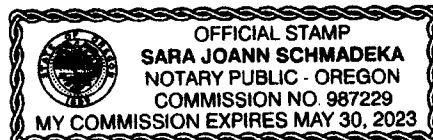
County of Benton

On April 6, 2021, personally appeared Kerry De Guzman who being duly sworn, did say that she is the Loan Service Center Manager of Citizens Bank, the above named Beneficiary, and that said instrument was signed on behalf of said corporation by authority of its board of directors.



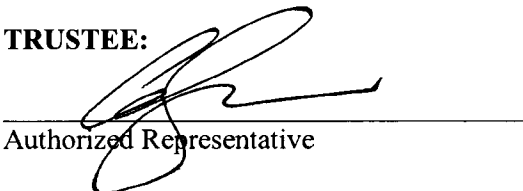
Notary Public for State of Oregon

My Commission Expires: May 30, 2023



Ticor Title Company of Oregon having received from the Beneficiary under said Trust Deed a written request to reconvey, and delivery to it the Trust Deed and related note marked "PAID". does hereby reconvey, without warranty, to the person(s) entitled thereto all of the right, title and interest now held by said Trustee in and to the property described in the Deed of Trust.

TRUSTEE:



Authorized Representative

Dated: May 12, 2021

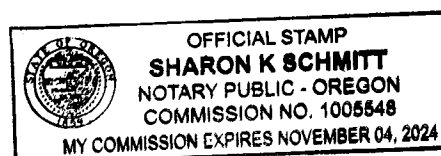
State of Oregon,

County of Marion

On May 12, 2021, before me, the undersigned, a Notary Public in and for the State of Oregon, duly commissioned and sworn, personally appeared ANTHONY J. SMITH to me known to be the Authorized Representative respectively, of TICOR TITLE Co. OF OREGON, the corporation that executed the foregoing instrument, and acknowledged that said instrument to be the free and voluntary act and deed of said corporation.



Notary Public for State of Oregon



OR-2101657