

**2021-009398**

**Klamath County, Oregon**

06/15/2021 12:31:00 PM

Fee: \$92.00

**OREGON**

COUNTY OF KLAMATH

LOAN NO.: 0025160862



WHEN RECORDED MAIL TO:

**FIRST AMERICAN MORTGAGE SOLUTIONS**

**1795 INTERNATIONAL WAY**

**IDAHO FALLS, ID 83402**

**PH. 208-528-9895**

**APPOINTMENT OF SUCCESSOR TRUSTEE AND DEED OF RECONVEYANCE**

WHEREAS, the Undersigned, **TOWD POINT MORTGAGE TRUST 2019-SJ1, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE** is the current beneficiary of that certain Deed of Trust dated **AUGUST 18, 2006**, executed by **RALPH DEWITT SPRAGUE**, Trustor, to **AMERITITLE**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **COUNTRYWIDE BANK, N.A., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, and recorded on **AUGUST 24, 2006** as Instrument No. **2006-017085** 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: **10336 WRIGHT AVE, KLAMATH FALLS, OR 97603**

WHEREAS, the Undersigned desires, to substitute a Trustee under said Deed of Trust, in the place and stead of the Current Trustee. NOW THEREFORE, the Undersigned does hereby appoint **FIRST AMERICAN TITLE INSURANCE COMPANY**, whose address is **1 FIRST AMERICAN WAY, SANTA ANA, CA 92707**, as Trustee under said Deed of Trust.

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on **JUNE 15, 2021**.

**TOWD POINT MORTGAGE TRUST 2019-SJ1, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE BY SELECT PORTFOLIO SERVICING, INC. AS ATTORNEY IN FACT**

**VIANCA A. VAZQUEZ RODRIGUEZ, ASSISTANT  
SECRETARY**

**FIRST AMERICAN TITLE INSURANCE COMPANY**, hereby accepts the appointment as Trustee, or Successor Trustee, or Substituted Trustee, under that certain Deed of Trust described above. WHEREAS, having received from the above named current beneficiary a written request to reconvey, stating that the indebtedness has been paid in full and/or the purpose of the Deed of Trust has been fully satisfied. NOW THEREFORE, the Undersigned, as Successor Trustee, pursuant to the written request, does hereby grant and reconvey, without warranty, expressed or implied, to the **PERSONS LEGALLY ENTITLED THERETO** all the estate and interest held by it, as Trustee under said Deed of Trust.

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on this **JUNE 15, 2021**.

**FIRST AMERICAN TITLE INSURANCE COMPANY**

**LINDA JEAN NIELSON, VICE PRESIDENT**

POD: 20210330

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MIN: 100133700015960274

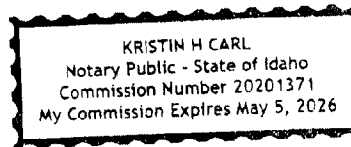
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On JUNE 15, 2021, before me, KRISTIN H. CARL, personally appeared VIANCA A. VAZQUEZ RODRIGUEZ known to me to be the ASSISTANT SECRETARY of SELECT PORTFOLIO SERVICING, INC. AS ATTORNEY-IN-FACT FOR TOWD POINT MORTGAGE TRUST 2019-SJ1, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE 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.

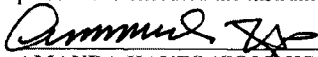


KRISTIN H. CARL (COMMISSION EXP. 05/05/2026)  
NOTARY PUBLIC



STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On JUNE 15, 2021, before me, AMANDA HAYES, personally appeared LINDA JEAN NIELSON known to me to be the VICE PRESIDENT of FIRST AMERICAN TITLE INSURANCE COMPANY 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.



AMANDA HAYES (COMMISSION EXP. 01/22/2024)  
NOTARY PUBLIC

