

2021-012946

Klamath County, Oregon

When Recorded Return To:  
LIEN SOLUTIONS  
PO BOX 29071  
GLENDALE, CA 91209-9071  
Phone #: 800-833-5778



00286173202100129460030035

08/24/2021 02:10:39 PM

Fee: \$92.00

Prepared By:  
US Bank - SBA Division  
NEILO IGNACIO  
9918 HIBERT STREET 2ND FLOOR  
SAN DIEGO, CA 92131  
1 of 2

## SUBSTITUTION OF TRUSTEE



Whereas Fremont Millwork Co. was the original Trustor, AmeriTitle was the original Trustee, and U.S. Bank N.A. was the original Beneficiary under that certain Deed of Trust dated 03/11/2019. Recorded on 03/13/2019 as Instrument No: 2019-002318 of Official Records in the office of the Recorder of Klamath County, Oregon, and the undersigned, is the present Beneficiary under said Deed of Trust, and, the undersigned desires to substitute a new Trustee under said Deed of Trust in the place of said original Trustee thereunder.

Property Address: 2950 Onyx Ave, Klamath Falls, OR, 97603  
PIN: R542470 and R899094

Also Releasing Assignment of Leases and Rents Doc# 2019-002319 recorded on 03/13/2019  
Official Records of Klamath County, OR. Also Releasing Hazardous Substances Certificate and  
Indemnity Agreement Doc# 2019-002320 recorded on 03/13/2019 Official Records of Klamath  
County, OR.

Description/Additional information: See attached Exhibit A

New Trustee Name: U.S. Bank Trust Company N.A.

New Trustee Address: 9918 Hibert St, San Diego, CA, 92131

Dated AUG 12 2021

Beneficiary  
U.S. Bank N.A.

  
By: Nereida Alzate  
Its: Vice President

STATE OF CALIFORNIA, SAN DIEGO COUNTY

On \_\_\_\_\_ before me, the undersigned, a notary public in and for said state, personally appeared **Nereida Alzate**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

*SEE ATTACHED*

\_\_\_\_\_  
Notary Public Janet Fuentecilla

Commission Expires: 09/17/2023

## ACKNOWLEDGEMENT

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

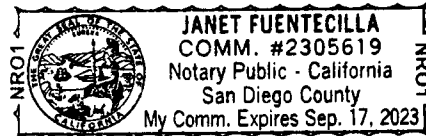
County of SAN DIEGO)

On AUGUST 12, 2021 before me, JANET FUENTECILLA, NOTARY PUBLIC,  
(insert name and title of the officer)

personally appeared NEREIDA ALZATE,  
who proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose  
name~~(s)~~ is/~~is~~ 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

A handwritten signature in black ink, appearing to be 'JF', written over a horizontal line.

(Seal)

## EXHIBIT "A"

### Legal Description

A parcel of land lying in the SW1/4 of the NW1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a casing nail set in a crosstie of the Westerly Great Northern Railway Company tracks, said nail having been set in August, 1955, by Frank Z. Howard to mark the Southeast corner of the NW1/4 of the NW1/4 of said Section 10; thence North 89°15'30" West 30 feet and South 0°10' East 30 feet to an iron pin on the East line of Lot 1, Block 4, THIRD ADDITION TO ALTAMONT ACRES, and the true point of beginning of this description; thence North 89°35'30" West along the South line of Onyx Street a distance of 300.0 feet to an iron pin; thence South 0°07' East along the East line of Lot 7, Block 2 of Fremont Park, Tract 1183, a distance of 174.93 feet to the Southeast corner thereof; thence South 89°30' East a distance of 300.0 feet to an iron pin on the East line of Lot 2, Block 4, Third Addition to Altamont Acres; thence North 0°07' West along the East lines of Lot 2 and Lot 1, Block 4 of said subdivision a distance of 175.4 feet to the point of beginning. Said description encompasses Lot 1 and the North 40 feet of Lot 2, Block 4, Third Addition to Altamont Acres, LESS the North 10 feet of said Lot 1 lying within the right of way of Onyx Street.