

2022-001297

Klamath County, Oregon



01/31/2022 02:12:08 PM

Fee: \$92.00

Record and Return to:
Lien Release
JPMorgan Chase Bank, N.A.
700 Kansas Lane
Mail Code LA4-3120
Monroe, LA 71203
Telephone Nbr: 1-866-756-8747
Loan No.: 5000434310

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

Pursuant to Ore. Rev. Stat. § 86.720.

The undersigned, beneficiary of a certain Deed of Trust dated February 1, 2021 made by TANNER E DEARING AND ASHLEY DEARING, 6415 HOMEDALE RD, KLAMATH FALLS, OR 97603-9393, Trustor(s), to AMERITITLE, Trustee for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR AXIA FINANCIAL, LLC, ITS SUCCESSORS AND ASSIGNS, Beneficiary, which Deed of Trust was recorded on February 10, 2021 in the Recorder's office, County of KLAMATH, State of Oregon, in Official Records in Volume/Book NA at Page NA and/or as Document 2021-002042, as the undersigned Beneficiary hereby substitutes J. P. MORGAN CHASE CUSTODY SERVICES, INC., as Trustee in lieu of the Trustee therein.

Property address known as 3140 HAMMER STREET, KLAMATH FALLS OR 97603.

J.P. MORGAN CHASE CUSTODY SERVICES, INC. hereby accepts said appointment as Trustee under the above Deed of Trust, and as Successor Trustee, and pursuant to the request of said Beneficiary and in accordance with the provisions of said Deed of Trust, does hereby reconvey without warranty, to the person(s) legally entitled thereto, all the estate now held by it under said Deed of Trust.

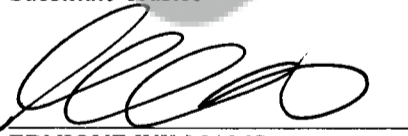
In witness whereof the undersigned MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR THE BENEFICIARY OF THE SECURITY INSTRUMENT, AXIA FINANCIAL, LLC, ITS SUCCESSORS AND ASSIGNS, P.O. BOX 2026, FLINT, MI 48501-2026, as Beneficiary, and J. P. MORGAN CHASE CUSTODY SERVICES, INC., 780 Kansas Lane, Monroe, LA 71203, as Successor Trustee, has caused this instrument to be executed this January 26, 2022, each in its respective interest.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR THE BENEFICIARY OF THE SECURITY INSTRUMENT, AXIA FINANCIAL, LLC, ITS SUCCESSORS AND ASSIGNS


DONNA ACREE
Vice President



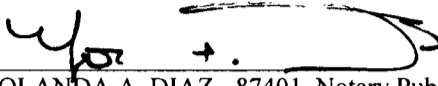
J. P. MORGAN CHASE CUSTODY SERVICES, INC.,
Substitute Trustee

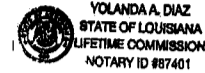

EDNIQUE WILLIAMS
Vice President - Document Execution



STATE OF Louisiana
COUNTY/PARISH OF OUACHITA

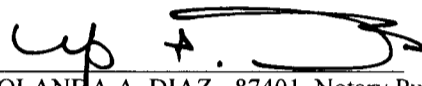
On January 26, 2022, before me appeared DONNA ACREE, to me personally known, who did say that s/he/they is (are) the Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR THE BENEFICIARY OF THE SECURITY INSTRUMENT, AXIA FINANCIAL, LLC, ITS SUCCESSORS AND ASSIGNS and that the instrument was signed on behalf of the corporation (or association), by authority from its board of directors, and that s/he/they acknowledged the instrument to be the free act and deed of the corporation (or association).


YOLANDA A. DIAZ - 87401, Notary Public
LIFETIME COMMISSION



STATE OF Louisiana
COUNTY/PARISH OF OUACHITA

On January 26, 2022, before me appeared EDNIQUE WILLIAMS, to me personally known, who did say that s/he/they is (are) the Vice President - Document Execution of J. P. MORGAN CHASE CUSTODY SERVICES, INC. and that the instrument was signed on behalf of the corporation (or association), by authority from its board of directors, and that s/he/they acknowledged the instrument to be the free act and deed of the corporation (or association).


YOLANDA A. DIAZ - 87401, Notary Public
LIFETIME COMMISSION



Loan Number: 5000434310
Outbound Date: 01/25/22
MERS Phone: 1-888-679-6377
MERS Address: P.O. Box 2026, Flint, MI 48501-2026
MERS MIN: 100656400010766233