2022-002909

Klamath County, Oregon

03/09/2022 08:23:02 AM

Fee: \$92.00

OREGON
COUNTY OF KLAMATH

## 

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, BANK OF AMERICA, N.A. is the current beneficiary of that certain Deed of Trust dated JUNE 25, 2009, executed by SAMUEL H CHANCE, AND CHRISTINE CHANCE, AS TENANTS BY THE ENTIRETY, Trustor, to FIRST AMERICAN TITLE INSURANCE OF OREGON, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR BANK OF AMERICA, N.A., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on JUNE 30, 2009 as Instrument No. 2009-008955 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: 5847 MARYLAND 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 MARCH 02, 2022

BANK OF AMERICA, N.A., BY FIRST AMERICAN MORTGAGE SOLUTIONS, LLC, AS ATTORNEY-IN-FACT

ERIC FERGUSON, VICE PRESIDENT

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.

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IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on this MARCH 02, 2022.

FIRST AMERICAN TITLE INSURANCE COMPANY

MARIA PUNZO, VICE PRESIDENT

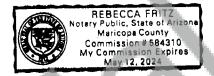
POD: 20220224 BA8050117IM - LR - OR MIN: 100025500000796258

MERS PHONE: 1-888-679-6377

STATE OF ARIZONA COUNTY OF MARICOPA ) ss.

On MARCH 02, 2022, before me, REBECCA FRITZ, Notary Public, personally appeared ERIC FERGUSON, VICE PRESIDENT of FIRST AMERICAN MORTGAGE SOLUTIONS, LLC, AS ATTORNEY-IN-FACT FOR BANK OF AMERICA, N.A., whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be and whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the person, or entity, who they acted on the behalf of, executed the instrument.

REBECCA FRITZ (COMMISSION EXP. 05/12/2024) NOTARY PUBLIC



STATE OF ARIZONA

COUNTY OF MARICOPA

) ss.

On MARCH 02, 2022, before me, ANGELINA MILLIGAN, Notary Public, personally appeared MARIA PUNZO, VICE PRESIDENT of FIRST AMERICAN TITLE INSURANCE COMPANY, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be and whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the person, or entity, who they acted on the behalf of, executed the instrument.

ANGELINA MILLIGAN (COMMISSION EXP. 11/15/2024) NOTARY PUBLIC

