

**2022-008678**

**Klamath County, Oregon**

**07/15/2022 01:56:01 PM**

**Fee: \$92.00**

**OREGON**

**COUNTY OF KLAMATH**

**LOAN NO.: 3489200163**



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, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **PHH MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS** is the current beneficiary of that certain Deed of Trust dated **FEBRUARY 12, 2015**, executed by **KENNETH H. WOLFE AND WENDY J. SPENCER, AS TENANTS BY THE ENTIRETY**, Trustor, to **FIRST AMERICAN TITLE**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **PHH MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, and recorded on **FEBRUARY 18, 2015** as Instrument No. **2015-001413** in the Records of the County Clerk's Office in and for the County of **KLAMATH**, State of **OREGON**

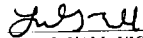
**LEGAL DESCRIPTION: AS DESCRIBED IN SAID DEED OF TRUST**

**PROPERTY ADDRESS: 5501 BASIN VIEW DRIVE, 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 **JULY 14, 2022**.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **PHH MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**

  
**LISA G. NALL, 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.

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on this **JULY 14, 2022**.

**FIRST AMERICAN TITLE INSURANCE COMPANY**

  
**BRIDGET BOOKER, VICE PRESIDENT**

**POD: 20220711**

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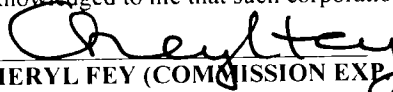


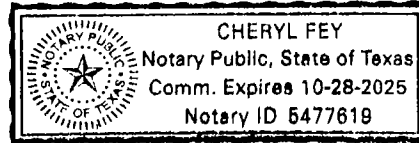
**MIN: 100020071327401555**

**MERS PHONE: 1-888-679-6377**

STATE OF TEXAS      COUNTY OF DALLAS    ) ss.

On **JULY 14, 2022**, before me, **CHERYL FEY**, personally appeared **LISA G. NALL** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR PHH MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS 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.

  
CHERYL FEY (COMMISSION EXP. 10/28/2025)  
NOTARY PUBLIC



STATE OF TEXAS      COUNTY OF DALLAS    ) ss.

On **JULY 14, 2022**, before me, **LESLYE DIETRICH**, personally appeared **BRIDGET BOOKER** 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.

  
LESLYE DIETRICH (COMMISSION EXP. 10/15/2025)  
NOTARY PUBLIC

