

2022-012902

Klamath County, Oregon



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11/01/2022 09:23:50 AM

Fee: \$97.00

WHEN RECORDED, MAIL TO:
Banner Bank
C/O Nationwide Title Clearing,
LLC 2100 Alt. 19 North
Palm Harbor, FL 34683

SUBSTITUTION OF TRUSTEE and FULL RECONVEYANCE

Address of Current Beneficiary: 10 S 1st AVE WALLA WALLA, WA 99362

WHEREAS, **FORDUS JAMES FRALEY AND JIMMIE DIANE FRALEY** whose address is PO BOX 152 BLY, OR 97622-0152 was the original Trustor, **AMERITITLE** was the original Trustee, and **SOUTH VALLEY BANK & TRUST** was the original Beneficiary under a certain Deed of Trust dated 03/18/2009 in **KLAMATH** County, **Oregon**, under **Recording # 2009-004085**, recorded on 03/23/2009. Modification: 07/22/2009 INSTR# 2009-009984

Property is commonly known as: 35021 LLOYD LOW TRAIL, BLY, OR 97622.

WHEREAS, the undersigned, acknowledging full payment of said Deed of Trust and debt, desires to substitute a new Trustee under said Deed of Trust in place and stead of said original Trustee thereunder. NOW, THEREFORE, the undersigned hereby substitutes **Dave Smith**, as Trustee under said Deed of Trust and directs said **Dave Smith** to reconvey, without warranty, to the parties entitled thereto the estate now held by him under said Deed of Trust.

Dated on 9 / 27 / 2022 (MM/DD/YYYY)

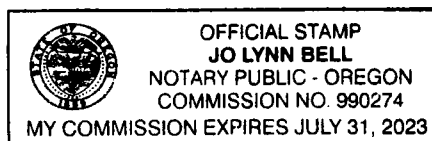
STATE OF OREGON, ACTING BY AND THROUGH ITS HOUSING AND COMMUNITY SERVICES DEPARTMENT

By: Kim Freeman
Kim Freeman Single Family Housing Manager

STATE OF Oregon COUNTY OF Marion

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on 9 / 27 / 2022 (MM/DD/YYYY), by Kim Freeman as Single Family Housing Manager of STATE OF OREGON, ACTING BY AND THROUGH ITS HOUSING AND COMMUNITY SERVICES DEPARTMENT, who, as such Single Family Housing Manager being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

JB
#990274
Notary Public - STATE OF Oregon
Commission Expires: 7/31/2023



Document Prepared By: **Dave LaRose/NTC**, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152
BANRC 434246483 OR ST HOUSING SF T282209-03:34:07 [C-2] RCNOR1

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Dave Smith Whose address is 1754 Willamette Falls Dr. West Linn, OR 97068, hereby accepts the foregoing appointment as Trustee under said Deed of Trust and as successor Trustee, pursuant to a written request of the present Beneficiary and in accordance with the provisions of said Deed of Trust, DOES HEREBY CONVEY to the person or persons legally entitled thereto, without warranty, the estate, title and interest now held by the undersigned in and to the premises more fully described in said Deed of Trust.

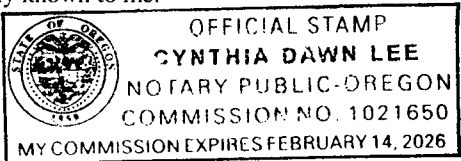
Dated on 10 / 24 / 2022 (MM/DD/YYYY)

By: Smith, as Trustee

Dave Smith Trustee
Whose address is: 1754 Willamette Falls Dr., West Linn, OR 97068

STATE OF OREGON COUNTY OF CLACKAMAS
This instrument was acknowledged before me on 10/24/2022 (MM/DD/YYYY) by Dave Smith as Trustee of Dave Smith. He/she/they is (are) personally known to me.

Cynthia Dawn Lee
Notary Public - State of OREGON
Commission Expires: 2/14/2026



Document Prepared By: Dave LaRose/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152
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