

2023-000038

Klamath County, Oregon

Recording Requested By:  
WELLS FARGO BANK, N.A.



00310297202300000380020025

When Recorded Return To:

01/04/2023 10:43:39 AM

Fee: \$92.00

LIEN RELEASE DEPT  
T7408-01Y AU 0233287  
WELLS FARGO BANK, N.A.  
P.O. BOX 659250  
SAN ANTONIO, TX 78265-5150



**SUBSTITUTION OF TRUSTEE & DEED OF RECONVEYANCE**

WFHM - CLIENT 936 #:0631262631 "PATSCHE" Lender ID:524632/0101658460 Klamath, Oregon  
MIN #: 100029500004716126 SIS #: 1-888-679-6377

Mortgage Electronic Registration Systems, Inc., as designated nominee for Taylor, Bean & Whitaker Mortgage Corp., beneficiary of the security instrument, its successors and assigns is the present nominee for the Beneficiary of that certain Deed of Trust, Dated: 10/30/2003 made by KENNETH A PAT as the original Grantor(s), to FIRST AMERICAN TITLE CO., as the original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR TAYLOR, BEAN & WHITAKER MORTGAGE CORP., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, as the original beneficiary, which Deed of Trust was recorded on 11/06/2003 in Book/Reel/Liber: M02 Page/Folio: 82770 as Instrument No.: N/A, in the official records of Klamath County, Oregon

Property Address: 5640 INDEPENDENCE AVE, KLAMATH FALLS, OR 97603

Mortgage Electronic Registration Systems, Inc., as designated nominee for Taylor, Bean & Whitaker Mortgage Corp., beneficiary of the security instrument, its successors and assigns HEREBY SUBSTITUTES WELLS FARGO NATIONAL BANK WEST, Trustee in lieu of the above named Trustee under said Deed of Trust.

WELLS FARGO NATIONAL BANK WEST hereby accepts said appointments as Trustee under said Deed of Trust and, as Successor Trustee, pursuant to the request of said present nominee for the Beneficiary and in accordance with the provisions of said Deed of Trust does hereby reconvey, without any covenant or warranty express or implied, to the person or persons legally entitled thereto, all of the estate held by the undersigned under said Deed of Trust.

IN WITNESS WHEREOF, the present nominee for the Beneficiary and WELLS FARGO NATIONAL BANK WEST have caused these presents to be executed by their duly authorized officers on the dates below written.

Mortgage Electronic Registration Systems, Inc., as designated nominee for Taylor, Bean & Whitaker Mortgage Corp., beneficiary of the security instrument, its successors and assigns

On December 30th, 2022

By: Alex C  
ALEXANDER CAMPOS JR, Assistant Secretary

By WELLS FARGO NATIONAL BANK WEST as Trustee

On December 30th, 2022

By: Alex C  
ALEXANDER CAMPOS JR, Vice President Loan Documentation

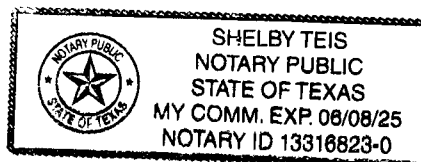
STATE OF Texas  
COUNTY OF Bexar

On December 30th, 2022, before me, SHELBY TEIS, a Notary Public in and for Bexar in the State of Texas, personally appeared ALEXANDER CAMPOS JR as Assistant Secretary of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR TAYLOR, BEAN & WHITAKER MORTGAGE CORP., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,

SHELBY TEIS

SHELBY TEIS  
Notary Expires: 06/08/2025 #13316823-0



(This area for notarial seal)

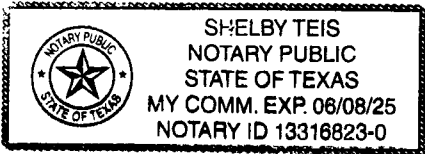
STATE OF Texas  
COUNTY OF Bexar

On December 30th, 2022, before me, SHELBY TEIS, a Notary Public in and for Bexar in the State of Texas, personally appeared ALEXANDER CAMPOS JR as Vice President Loan Documentation of WELLS FARGO NATIONAL BANK WEST, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,



SHELBY TEIS  
Notary Expires: 06/08/2025 #13316823-0



(This area for notarial seal)