

2023-003754

Klamath County, Oregon

05/17/2023 10:08:01 AM

Fee: \$92.00

**RECORDING COVER SHEET**

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

**AFTER RECORDING RETURN TO:**

Janeway Law Firm, LLC formerly known as Shapiro and Sutherland, LLC

1499 SE Tech Center Place

Suite 255

Vancouver, WA 98683

JLF File No. 23-128528

**1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)**

Substitution of Trustee

**2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160**

Mortgage Research Center, LLC d/b/a Veterans United Home Loans, a Missouri Limited Liability Corporation

**3) INDIRECT PARTY / GRANTEE(S) ORS 205.125(1)(a) and 205.160**

Janeway Law Firm, LLC

**4) TRUE AND ACTUAL CONSIDERATION | 5) SEND TAX STATEMENTS TO:**

ORS 93.030(5) – Amount in dollars or other

\$ \_\_\_\_\_ Other \_\_\_\_\_

**6) SATISFACTION of ORDER or WARRANT | 7) The amount of the monetary**

ORS 205.125(1)(e)

CHECK ONE: FULL

(If applicable) PARTIAL

| obligation imposed by the order

| or warrant. ORS 205.125(1)(c)

| \$ \_\_\_\_\_

**8) If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS 205.244: “RERECORDED AT THE REQUEST OF \_\_\_\_\_ TO CORRECT \_\_\_\_\_ PREVIOUSLY RECORDED IN BOOK \_\_\_\_\_ AND PAGE \_\_\_\_\_, OR AS FEE NUMBER \_\_\_\_\_.”**

**9) ALL DOCUMENTS REQUIRING A REFERENCE NUMBER: ORS 205.160(6)(7)(j):**

Original recording information: Recd/Registr #2020-005578.

**After Recording Return To:**

Janeway Law Firm, LLC  
1499 SE Tech Center Place, Suite 255  
Vancouver, WA 98683  
JLF 23-128528

**APPOINTMENT OF SUCCESSOR TRUSTEE**

**Deed of Trust Date:**

May 1, 2020

**Grantor[s]/Mortgagor[s]:**

Steven Bell, and Jennifer Bell, husband and wife

**Original Beneficiary/Mortgagee:**

Mortgage Electronic Registration Systems, Inc., as  
nominee for Mortgage Research Center, LLC dba Veterans  
United Home Loans, its successors and assigns

**Recording Information:**

May 4, 2020, in Instrument No. 2020-005578

**Current Beneficiary/Mortgagee:**

Mortgage Research Center, LLC d/b/a Veterans  
United Home Loans, a Missouri Limited Liability  
Corporation

**County Where Property Situated:**

Klamath

**Servicing Agent:**

Nationstar Mortgage LLC

**Original Trustee:**

Old Republic National Title Insurance

**Address of Servicing Agent**

8950 Cypress Waters Blvd, Coppell, TX 75019

Mortgage Research Center, LLC d/b/a Veterans United Home Loans, a Missouri Limited Liability Corporation is the current beneficiary under said deed of trust.

The deed of trust describes the following property located in Klamath, OR, and more particularly described as:

Lot 15, Block 3, Tract No. 1051, LAKEWOODS, UNIT NO. 2, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

**Commonly known as:** 41642 Lakewoods Drive, Klamath Falls, OR 97601

The beneficiary, pursuant to the terms of and authority granted under the deed of trust, hereby substitutes **Janeway Law Firm, LLC, whose address is 1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683**, as successor trustee under the deed of trust with all powers of the original trustee, effective immediately.

Dated this 8th day of May, 2023

**Nationstar Mortgage LLC, attorney-in-fact for  
Mortgage Research Center, LLC d/b/a Veterans  
United Home Loans, a Missouri Limited Liability  
Corporation**

By: [Signature]  
Printed Name: Takesha Bryan  
Title: Document Execution Associate  
Date: May 8, 2023

STATE OF TEXAS                   §  
COUNTY OF DENTON           §

This instrument was acknowledged before me this 8 day of May, 2023 by  
Takesha Bryan, as Document Execution Associate of  
Nationstar Mortgage LLC, on behalf of said entity.

X Personally known

N/A Produced identification: *ID number and type of ID* N/A

[Signature]  
Signature of Notary Public

Talya Harris  
Printed Name of Notary Public, State of Texas

(NOTARY SEAL)

