

2023-005354

Klamath County, Oregon

06/30/2023 12:40:02 PM

Fee: \$92.00

**WHEN RECORDED, MAIL TO:**  
**Nationstar Mortgage LLC**  
**C/O Nationwide Title Clearing,**  
**LLC 2100 Alt. 19 North**  
**Palm Harbor, FL 34683**  
**Loan Number 0694908807**

**SUBSTITUTION OF TRUSTEE and FULL RECONVEYANCE**

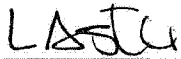
Address of Current Beneficiary: C/O NATIONSTAR MORTGAGE LLC 8950 CYPRESS WATERS BLVD. COPPELL, TX 75019

WHEREAS, **MICHAEL B LARSEN AND SARAH L LARSEN** whose address is 118 VAN NESS AVE KLAMATH FALLS, OR 97601 was the original Trustor, **AMERITITLE** was the original Trustee, and **CITIFINANCIAL, INC.** was the original Beneficiary under a certain Deed of Trust dated 09/21/2006 in **KLAMATH** County, **Oregon**, under **Recording # 2006-019240**, recorded on 09/25/2006.

Property is commonly known as: 118 VANESS, KLAMATH FALLS, OR 97601.

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 **COVIUS TITLE AGENCY, LLC**, as Trustee under said Deed of Trust and directs said **COVIUS TITLE AGENCY, LLC** to reconvey, without warranty, to the parties entitled thereto the estate now held by the Trustee under said Deed of Trust.

**Dated this 30th day of June in the year 2023**  
**COMMUNITY LOAN SERVICING LLC F/K/A BAYVIEW LOAN SERVICING LLC, by NATIONSTAR MORTGAGE LLC, its Attorney-in-Fact**



\_\_\_\_\_  
**LAUREN ASTLE**  
**VICE PRESIDENT**

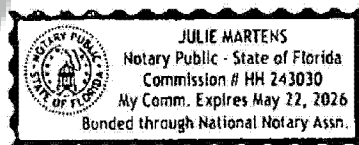
All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization on this 30th day of June in the year 2023, by Lauren Astle as VICE PRESIDENT of NATIONSTAR MORTGAGE LLC as Attorney-in-Fact for COMMUNITY LOAN SERVICING LLC F/K/A BAYVIEW LOAN SERVICING LLC, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



\_\_\_\_\_  
**JULIE MARTENS**  
**COMM EXPIRES: 5/22/2026**



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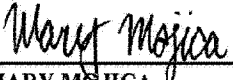


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Loan Number 0694908807


COVIUS TITLE AGENCY, LLC, 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.

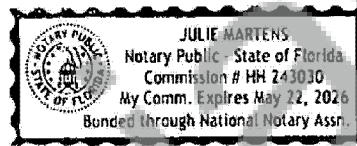
Dated this 30th day of June in the year 2023  
COVIUS TITLE AGENCY, LLC

  
\_\_\_\_\_  
MARY MOJICA  
VICE PRESIDENT

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [ ] online notarization on this 30th day of June in the year 2023, by Mary Mojica as VICE PRESIDENT of COVIUS TITLE AGENCY, LLC, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

  
\_\_\_\_\_  
JULIE MARTENS  
COMM EXPIRES: 5/22/2026



NSMRC 438345880 MRC DOCR T302306-08:15:35 [C-2] ERCNOR1

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