

2023-008366

Klamath County, Oregon

09/26/2023 12:16:01 PM

Fee: \$92.00

**OREGON**

COUNTY OF **KLAMATH**

LOAN NO.: **00830101899-00001**



WHEN RECORDED MAIL TO:

**FIRST AMERICAN MORTGAGE SOLUTIONS**

**1795 INTERNATIONAL WAY**

**IDAHO FALLS, ID 83402**

**PH. 208-528-9895**

PARCEL No. **R493399**

**APPOINTMENT OF SUCCESSOR TRUSTEE AND DEED OF RECONVEYANCE**

WHEREAS, the Undersigned, **KLAMATH FIRST FEDERAL SAVINGS & LOAN ASSOCIATION** is the current beneficiary of that certain Deed of Trust dated **SEPTEMBER 02, 2003**, executed by **JAMES A. LUCAS AND LINDA M. LUCAS, HUSBAND AND WIFE**, Trustor, to **PACIFIC CASCADES FINANCIAL, INC.**, Original Trustee, for the benefit of **KLAMATH FIRST FEDERAL SAVINGS & LOAN ASSOCIATION**, Original Beneficiary, and recorded on **SEPTEMBER 05, 2003** in Book **M03** at Page **65809** 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: **5317 VALLEY VIEW LN, KLAMATH FALLS, OR 97601**

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 **SEPTEMBER 25, 2023**.

**UMPQUA BANK FKA STERLING SAVINGS BANK, FKA KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION**

**TRACY ALBERTSON, 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 recourse, representation or 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 **SEPTEMBER 25, 2023**.

**FIRST AMERICAN TITLE INSURANCE COMPANY**

**AMANDA HAYES, VICE PRESIDENT**

POD: 20230830

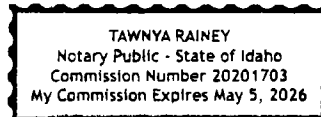
UB8050122IM - LR - OR



STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

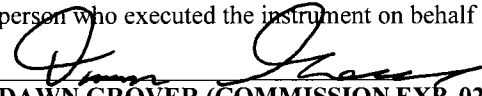
On SEPTEMBER 25, 2023, before me, TAWNYA RAINEY, personally appeared TRACY ALBERTSON known to me to be the VICE PRESIDENT of UMPQUA BANK FKA STERLING SAVINGS BANK, FKA KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

  
TAWNYA RAINEY (COMMISSION EXP. 05/05/2026)  
NOTARY PUBLIC



STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On SEPTEMBER 25, 2023, before me, DAWN GROVER, personally appeared AMANDA HAYES 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.

  
DAWN GROVER (COMMISSION EXP. 02/13/2027)  
NOTARY PUBLIC

