

2023-008705

Klamath County, Oregon

10/06/2023 01:20:01 PM

Fee: \$92.00

OREGON

COUNTY OF KLAMATH

LOAN NO.: 00830905281-00001



WHEN RECORDED MAIL TO:

FIRST AMERICAN MORTGAGE SOLUTIONS

1795 INTERNATIONAL WAY

IDAHO FALLS, ID 83402

PH. 208-528-9895

PARCEL NO. R299947

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 18, 2003**, executed by **THOMAS R.W. MAUPIN AND SHARON LEE MAUPIN, AS TENANTS BY THE ENTIRETY**, Trustor, to **PACIFIC CASCADES FINANCIAL, INC.**, Original Trustee, for the benefit of **KLAMATH FIRST FEDERAL SAVINGS & LOAN ASSOCIATION**, Original Beneficiary, and recorded on **SEPTEMBER 19, 2003** in Book **M03** at Page **70013** 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: 420 FULTON ST, 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 **OCTOBER 05, 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 **OCTOBER 05, 2023**.

FIRST AMERICAN TITLE INSURANCE COMPANY


KRISTIN H. CARL, VICE PRESIDENT

POD: 20230927

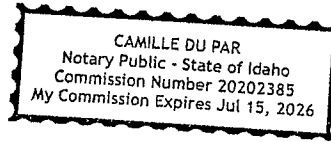
UB8050122IM - LR - OR



STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On OCTOBER 05, 2023, before me, CAMILLE DU PAR, 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.


CAMILLE DU PAR (COMMISSION EXP. 07/15/2026)
NOTARY PUBLIC



STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On OCTOBER 05, 2023, before me, TAWNYA RAINEY, personally appeared KRISTIN H. CARL 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.


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

