

2023-008816

Klamath County, Oregon

10/12/2023 08:30:01 AM

Fee: \$92.00

OREGON

COUNTY OF KLAMATH

LOAN NO.: 0440526990



WHEN RECORDED MAIL TO:

FIRST AMERICAN MORTGAGE SOLUTIONS

1795 INTERNATIONAL WAY

IDAHO FALLS, ID 83402

PH. 208-528-9895

PARCEL No. 499829

APPOINTMENT OF SUCCESSOR TRUSTEE AND DEED OF RECONVEYANCE

WHEREAS, the Undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")** is the current beneficiary of that certain Deed of Trust dated **NOVEMBER 04, 1998**, executed by **HOWARD R MUELLER AND CYNTHIA R MUELLER, HUSBAND AND WIFE**, Trustor, to **WILLIAM L. SISEMORE**, Original Trustee, for the benefit of **KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION**, Original Beneficiary, and recorded on **NOVEMBER 09, 1998** in Book **M98** at Page **41022** as Instrument No. **69401** 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: **9718 HOWARD LN, KLAMATH FALLS, OREGON 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 09, 2023**.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")


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 09, 2023**.

FIRST AMERICAN TITLE INSURANCE COMPANY


ASHLEY RYDALCH, VICE PRESIDENT

POD: 20230926

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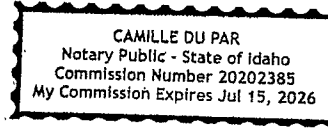
MIN: 100045810002884887

MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **OCTOBER 09, 2023**, before me, **CAMILLE DU PAR**, personally appeared **TRACY ALBERTSON** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")** 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 09, 2023**, before me, **BRANDY JOHNSON**, personally appeared **ASHLEY RYDALCH** 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.


BRANDY JOHNSON (COMMISSION EXP. 03/08/2029)
NOTARY PUBLIC

