

WHEN RECORDED, MAIL TO:
Banner Bank
C/O Nationwide Title Clearing,
LLC 2100 Alt. 19 North
Palm Harbor, FL 34683

SUBSTITUTION OF TRUSTEE and FULL RECONVEYANCE


Address of Current Beneficiary: 10 S 1st AVE WALLA WALLA, WA 99362

WHEREAS, **CHRISTINE J FRIEND** whose address is PO BOX167 SPRAGUE RIVER, OR 97639 was the original Trustor, **ASPEN TITLE & ESCROW, INC.** was the original Trustee, and **PREMIER FINANCE** was the original Beneficiary under a certain Deed of Trust dated 09/03/2009 in **KLAMATH** County, **Oregon**, under **Recording # 2009-012052**, recorded on 09/09/2009.

Property is commonly known as: 23413 ROSEWOOD LN, SPRAGUE RIVER, OR 97639.

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 02nd day of May in the year 2024
BANNER BANK, SUCCESSOR IN INTEREST TO PREMIER FINANCE




SUSAN HICKS
VICE PRESIDENT

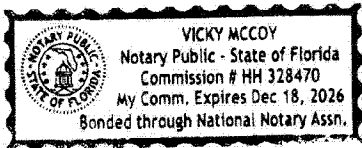
All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 02nd day of May in the year 2024, by Susan Hicks as VICE PRESIDENT of BANNER BANK, SUCCESSOR IN INTEREST TO PREMIER FINANCE, 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.



VICKY MCCOY
COMM EXPIRES: 12/18/2026



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 02nd day of May in the year 2024
COVIUS TITLE AGENCY, LLC



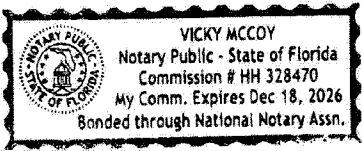
MACKENZIE EICHEN
VICE PRESIDENT

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization on this 02nd day of May in the year 2024, by Mackenzie Eichen 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.



VICKY MCCOY
COMM EXPIRES: 12/18/2026



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