



00335413202400096990020020

11/06/2024 09:26:18 AM

Fee: \$92.00

Prepared By:
Malathi Manimaran
1427 ENERGY PARK DRIVE
ST. PAUL, MN 55108

When Recorded Return To:
Indecomm Global Services
1427 Energy Park Drive
St. Paul, MN 55108

Substitution of Trustee and Full Reconveyance

Date: **October 21, 2024**
MIN: 100872200009267047
MERS Phone: 888-679-6377

Loan: 7241381222
Package: 82533640
Document: 8447138

First American Title Insurance Company whose address is **1795 International Way, Idaho Falls, ID 83402**, is hereby appointed successor trustee under that certain Deed of Trust described below:

Borrowers: **WILLIAM L NEWBERRY JR AND ABBEY M NEWBERRY**
Original Nominee of the Beneficiary: **Mortgage Electronic Registration Systems, Inc., as designated nominee for ROYAL UNITED MORTGAGE LLC, beneficiary of the security instrument, its successors and assigns** whose address is **P.O. Box 2026, Flint, MI 48501-2026**
Original Trustee: **OLD REPUBLIC TITLE INSURANCE COMPANY DBA OLD REPUBLIC TITLE**
New Trustee: **First American Title Insurance Company**
Loan Amount: **\$109,000.00**
Date of Deed of Trust: **September 24, 2022**
Date Recorded: **September 30, 2022**
Document Number: **2022-011813**
Recorded in the official records of Klamath County, State of Oregon

WHEREAS, **Mortgage Electronic Registration Systems, Inc., as designated nominee for ROYAL UNITED MORTGAGE LLC, beneficiary of the security instrument, its successors and assigns** desires to substitute a new Trustee under said Deed under the Deed of Trust and replace the original Trustee and directs a Full Reconveyance of the Deed of Trust to be held as requested.

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed

On this date of **21st** day of **October 2024**.

Mortgage Electronic Registration Systems, Inc., as designated nominee for ROYAL UNITED MORTGAGE LLC, beneficiary of the security instrument, its successors and assigns



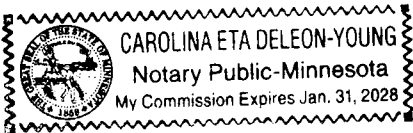
U08447138

By: Timothy D Taylor
Timothy D Taylor, Vice President

STATE OF **Minnesota**)
COUNTY **Ramsey**) SS

This instrument was acknowledged before me on **22 October 21, 2024**, by **Timothy D Taylor as Vice President of Mortgage Electronic Registration Systems, Inc., as designated nominee for ROYAL UNITED MORTGAGE LLC, beneficiary of the security instrument, its successors and assigns** 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.

Carolina Eta Deleon-Young
Carolina Eta Deleon-Young, Notary Public
Commission #: **1400296200068**
My Commission expires: **January 31, 2028**



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 purpose of the Deed of trust has been fully satisfied. NOW THEREFORE, the Undesigned, 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 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

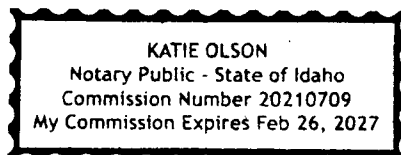
On this date of **21st** day of **October 2024**.

First American Title Insurance Company
By: *Tiffany Jo Williams*
TIPHANY JO WILLIAMS Vice President

State of Idaho

County of Bonneville

On OCT 25 2024 before me, *Katie Olson*, personally appeared
TIPHANY JO WILLIAMS 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.



Katie Olson
Katie Olson, Notary Public
My Commission expires: **FEB 26 2027**