

2024-010131

Klamath County, Oregon

11/21/2024 08:23:01 AM

Fee: \$82.00

**OREGON**

COUNTY OF KLAMATH

LOAN NO.: 504949157

WHEN RECORDED MAIL TO:

**FIRST AMERICAN MORTGAGE SOLUTIONS**

**1795 INTERNATIONAL WAY**

**IDAHO FALLS, ID 83402, PH. 208-528-9895**



**ASSIGNMENT OF TRUST DEED BY BENEFICIARY OR HIS SUCCESSOR IN INTEREST**

FOR VALUE RECEIVED, **FLAGSTAR BANK, N.A., F/K/A FLAGSTAR BANK, FSB**, located at **5151 CORPORATE DRIVE, TROY, MI 48098**, Assignor, who is the beneficiary, his successor in interest, or nominee thereof, under the below described Deed of Trust, does hereby grant, assign, transfer, and set over without recourse, representation or warranty, expressed or implied unto **NATIONSTAR MORTGAGE LLC**, located at **8950 CYPRESS WATERS BLVD, COPPELL, TX 75019**, hereinafter called Assignee, his executors, administrators, successors and assigns, all of Assignor's rights, benefits, whatsoever accrued or to accrue, and its interest in and under that certain Deed of Trust described below.

Said Deed of Trust dated **SEPTEMBER 06, 2018**, executed and delivered by **APRIL D. GANIEANY, AN UNMARRIED WOMAN**, Trustor(s), to **AMERITITLE**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **FLAGSTAR BANK, FSB, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, or designated nominee of the Original Beneficiary, and recorded on **SEPTEMBER 07, 2018** as Instrument No. **2018-010878** in the Records of the County Clerk's Office for **KLAMATH** County, State of **OREGON**, conveying the real property in said county, described as follows:

**AS DESCRIBED IN SAID DEED OF TRUST**

PROPERTY ADDRESS: **138137 MANZANITA ST, GILCHRIST, OR 97737**

Assignor, the undersigned, does hereby covenant to and with said Assignee that the undersigned is the Beneficiary, his successor in interest, or the nominee thereof, under said Deed of Trust and that he has good right to convey, transfer, and assign the same, as aforesaid.

In construing this instrument and whenever the contest hereof so requires, the masculine gender includes the feminine and the neuter and the singular number includes the plural.

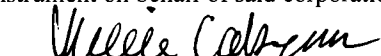
IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **NOVEMBER 19, 2024**.

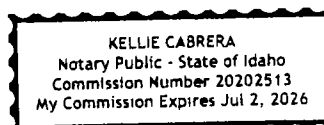
**FLAGSTAR BANK, N.A., F/K/A FLAGSTAR BANK, FSB, BY FIRST AMERICAN MORTGAGE SOLUTIONS, AS ATTORNEY IN FACT**

  
CANDELARIA SALMERON, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **NOVEMBER 19, 2024**, before me, **KELLIE CABRERA**, personally appeared **CANDELARIA SALMERON** known to me to be the **VICE PRESIDENT** of **FIRST AMERICAN MORTGAGE SOLUTIONS AS ATTORNEY-IN-FACT FOR FLAGSTAR BANK, N.A., F/K/A FLAGSTAR BANK, FSB** 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.

  
**KELLIE CABRERA (COMM. EXP. 07/02/2026)**  
NOTARY PUBLIC



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MERS PHONE: 1-888-679-6377