

2024-010828

Klamath County, Oregon

12/16/2024 08:32:01 AM

Fee: \$92.00

**OREGON**

COUNTY OF KLAMATH



WHEN RECORDED MAIL TO:  
FIRST AMERICAN MORTGAGE SOLUTIONS  
1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402  
PH. 208-528-9895

**APPOINTMENT OF SUCCESSOR TRUSTEE AND DEED OF RECONVEYANCE**

WHEREAS, the Undersigned, **THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-46CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-46CB** is the current beneficiary of that certain Deed of Trust dated **JULY 01, 2005**, executed by **CHANG SHUN HSU, AN UNMARRIED MAN**, Trustor, to **AMERITITLE**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **CENTRAL PACIFIC MORTGAGE COMPANY, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, and recorded on **JULY 08, 2005** in Book **M05** at Page **52318** 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: **615 CALIFORNIA AVENUE, 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 12/11/2024.

**THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-46CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-46CB, BY BANK OF AMERICA, N.A., SUCCESSOR-BY-MERGER TO BAC HOME LOANS SERVICING, L.P., FKA COUNTRYWIDE HOME LOANS SERVICING, L.P., AS ATTORNEY-IN-FACT**

  
\_\_\_\_\_  
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 DEC 13 2024.

**FIRST AMERICAN TITLE INSURANCE COMPANY**

  
\_\_\_\_\_  
DANIEL FRONGNER VICE PRESIDENT

POD: 20241127

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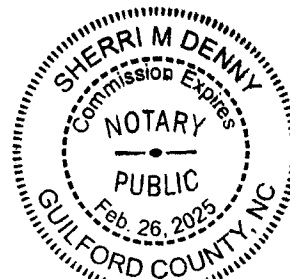
MIN: 100073500011462362

MERS PHONE: 1-888-679-6377

STATE OF NORTH CAROLINA COUNTY OF GUILFORD ) ss.

On 12/11/24 before me, Sherri M Denny personally appeared Jeveria Fendure known to me to be the VICE PRESIDENT of BANK OF AMERICA, N.A., SUCCESSOR-BY-MERGER TO BAC HOME LOANS SERVICING, L.P., FKA COUNTRYWIDE HOME LOANS SERVICING, L.P., AS ATTORNEY-IN-FACT FOR THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-46CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-46CB 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.

Sherri M Denny  
NOTARY PUBLIC (COMMISSION EXP. 2/26/25)



STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On DEC 13 2024 before me, SIERRA C. PREATOR, personally appeared DANIEL FRONCNER 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.

Sierra C Preator  
SIERRA C. PREATOR (COMMISSION EXP. 06/12/2029)  
NOTARY PUBLIC

