

2025-006371

Klamath County, Oregon

07/23/2025 08:31:01 AM

Fee: \$97.00

OREGON

COUNTY OF KLAMATH

LOAN NO.: 0113123145



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, **FREEDOM MORTGAGE CORPORATION** is the current beneficiary of that certain Deed of Trust dated **NOVEMBER 29, 2012**, executed by **RUSSELL W PINCKNEY, MARRIED AS SOLE AND SEPARATE**, Trustor, to **FIDELITY NATIONAL TITLE OF OREGON**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **UNIVERSAL AMERICAN MORTGAGE COMPANY, LLC**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **DECEMBER 05, 2012** as Instrument No. **2012-013565** in the Records of the County Clerk's Office in and for the County of **KLAMATH**, State of **OREGON**.

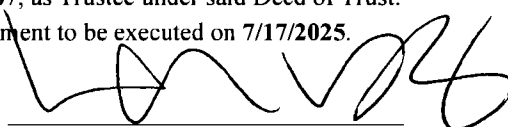
LEGAL DESCRIPTION: **AS DESCRIBED IN SAID DEED OF TRUST**

PROPERTY ADDRESS: **10730 WASHBURN WAY, KLAMATH FALLS, OREGON 97603**

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 **7/17/2025**.

FREEDOM MORTGAGE CORPORATION


MICHELE YOUNG, MANAGER, AOM

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 **JUL 21 2025**.

FIRST AMERICAN TITLE INSURANCE COMPANY


DANIEL FRONGNER, VICE PRESIDENT

POD: 20250630

FM8020113IM - LR - OR



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MIN: 100059600098336410

MERS PHONE: 1-888-679-6377

STATE OF NEW JERSEY COUNTY OF BURLINGTON) ss.

On 7/17/2025, before me, JENNIFER PONDEN, personally appeared MICHELE YOUNG known to me to be the **MANAGER, AOM** of **FREEDOM MORTGAGE CORPORATION** 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.


JENNIFER PONDEN (COMMISSION EXP. 09/06/2027)
NOTARY PUBLIC

Jennifer Ponden
Notary Public of New Jersey
Commission Expires Sept. 06, 2027

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On JUL 21 2025, before me, SIERRA C. PREATOR, personally appeared DANIEL FRONGNER 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 (COMMISSION EXP. 06/12/2029)
NOTARY PUBLIC

SIERRA C PREATOR
Notary Public - State of Idaho
Commission Number 20232505
My Commission Expires Jun 12, 2029