

2025-008977

Klamath County, Oregon

10/08/2025 08:35:01 AM

Fee: \$102.00

OREGON

COUNTY OF KLAMATH

LOAN NO.: 3124909



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, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR PACIFIC RESIDENTIAL MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS is the current beneficiary of that certain Deed of Trust dated MAY 25, 2016, executed by THEODORE E DICKEN AND KATHERINE S DICKEN, TRUSTEES UNDER THE THEODORE E DICKEN AND KATHERINE S DICKEN FAMILY TRUST, Trustor, to AMERITITLE, INC., Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR PACIFIC RESIDENTIAL MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on MAY 31, 2016 as Instrument No. 2016-005657; RE-RECORDED ON 09/23/2016 AS DOCUMENT/INSTRUMENT # 2016-010125. 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: 10126 CINNAMON TEAL DRIVE, 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 OCTOBER 06, 2025.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR PACIFIC RESIDENTIAL MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS


TIPHANY JO WILLIAMS, 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 OCTOBER 06, 2025.

FIRST AMERICAN TITLE INSURANCE COMPANY


KRISTIN H. CARL, VICE PRESIDENT

POD: 20250922

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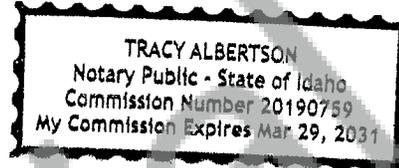


STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On OCTOBER 06, 2025, before me, TRACY ALBERTSON, personally appeared TIPHANY JO WILLIAMS known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR PACIFIC RESIDENTIAL 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.

Tracy Albertson

TRACY ALBERTSON (COMMISSION EXP. 03/29/2031)
NOTARY PUBLIC

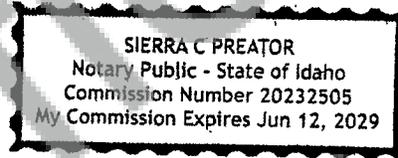


STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On OCTOBER 06, 2025, before me, SIERRA C. PREATOR, personally appeared KRISTIN H. CARL 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



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