



Bank of America

*Demands Bin 5710
ORANGE, CA 92667*

When Recorded Mail to:
OWEN JAMES D
OWEN ANN
1080 KERRY LN

GARDNERVILLE NV 89410

Loan Number: 0009426001
FF: 06-25-92

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

The undersigned, VALLEY MORTGAGE COMPANY
as the owner and holder of
the Note secured by Deed of Trust dated 03-04-76, made by:
JAMES D. OWEN AND ANN OWEN, HUSBAND AND WIFE
Truster(s) to

SILVER STATE TITLE COMPANY
Trustee, for
SECURITY NATIONAL BANK OF NEVADA
Beneficiary, which Deed of Trust was recorded 03-11-76, as
Instrument No. 88883, in Book 376, NEVADA Page 613
Official Records of DOUGLAS County, ~~California~~, hereby
substitutes CONTINENTAL AUXILIARY COMPANY, a California
corporation, as Trustee in lieu of the Trustee therein.

CONTINENTAL AUXILIARY COMPANY, hereby accepts said appointment as
Trustee under the above Deed of Trust, and as successor Trustee,
and pursuant to the request of said owner and holder and in
accordance with the provisions of said Deed of Trust, does hereby
RECONVEY WITHOUT WARRANTY, TO THE PERSON OR PERSONS LEGALLY
ENTITLED THERETO, ALL the estate now held by it under said Deed
of Trust.

IN WITNESS WHEREOF the owner and holder above named, and
CONTINENTAL AUXILIARY COMPANY, as successor Trustee, has caused
this instrument to be executed, each in its respective interest.

Dated: 07/01/92
VALLEY MORTGAGE COMPANY CONTINENTAL AUXILIARY COMPANY

By: *Kathleen Pechman* ASST. VICE PRESIDENT
By: *M. Rhyes* its agent
M. Rhyes
Assistant Cashier

STATE OF CALIFORNIA
COUNTY ORANGE

On *7/9/92*, before me, the undersigned a Notary Public in and
for said County and State, personally appeared *Kathleen Pechman*
known to me to be the *Asst. Vice President*, the Corporation
that executed the within instrument, and also known to me to
be the persons who executed the within instrument, on behalf of
the Corporation herein named, and acknowledged to me that such
Corporation executed the same.

WITNESS my hand and official seal

Notary Public in and for said County and State

[Signature]



NOTARY PUBLIC
STATE OF NEVADA
County of Clark
Nancy C. Rhody
My Appointment Expires April 15, 1995

LG

284294

BOOK '792 PAGE 4185

CORPORATE ACKNOWLEDGMENT

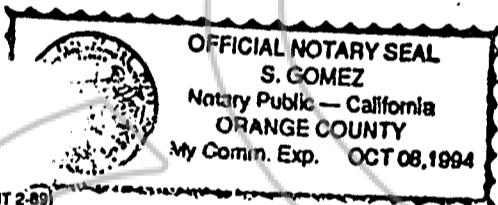
State of California

County of ORANGE

On this 9 day of JULY, in the year 1992, before me, the undersigned,
a Notary Public in and for the ORANGE County, personally appeared M. REYES,

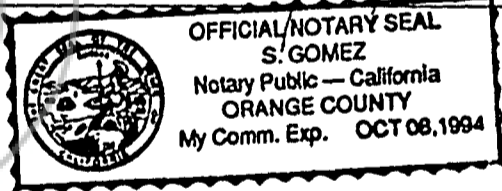
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) who executed the
within instrument as ASST. CASHIER or
on behalf of the Corporation therein named and acknowledged to me that the Corporation executed it.

(SEAL)



WITNESS my hand and official seal,

S. Gomez



P-169x 10-88 (REPRINT 2-89)

REQUESTED BY
B of A
IN OFFICIAL RECORDS OF
DOUGLAS COUNTY, NEVADA

'92 JUL 27 P12:56

SUZANNE BLANCHARD
RECORDS 284294

\$ 8.00 PAID K2 DEPUTY

BOOK '792 PAGE 4486