

WHEN RECORDED MAIL TO:

Roxana Childers  
Jim Joseph Childers  
1615 51st Street  
Sacramento CA 95819

LOAN NO. 296443-1

PF: 11-15-93

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

The undersigned BANK OF AMERICA, NT & SA, successor by merger to SECURITY PACIFIC NATIONAL BANK, as the owner and holder of Note secured by Deed of Trust dated 07-01-91, made by JIM JOSEPH CHILDERS AND ROXANA CHILDERS, HUSBAND AND WIFE AND L. THOMAS WAGNER, A SINGLE MAN Trustor(s), to FIRST NEVADA TITLE COMPANY, A NEVADA CORPORATION, Trustee, for SECURITY PACIFIC NATIONAL BANK, as Beneficiary, which Deed of Trust was recorded on 07-09-91, as Instrument No. 254826, in Book 791, on Page 1233, Official Records of DOUGLAS County, NEVADA, hereby substitutes EQUITABLE DEED COMPANY, a California Corporation, as Trustee under said Deed of Trust.

EQUITABLE DEED COMPANY, a California Corporation, 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 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 EQUITABLE DEED COMPANY, as successor Trustee, has caused this Instrument to be executed, each in its respective interest.

DATED: December 01, 1993

BANK OF AMERICA, NT & SA, successor  
by merger to SECURITY PACIFIC  
NATIONAL BANK

EQUITABLE DEED COMPANY

M. REYES, Assistant Cashier

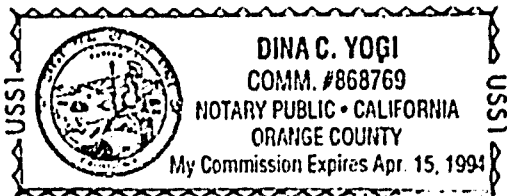
Corinne Dedeaux, Vice President

State of California }  
County of Orange } SS.

On 12-01-93, before me, DINA YOGI, a Notary Public in and for Orange, California, said County and State, personally appeared Corinne Dedeaux, Vice President, and M. REYES, Assistant Cashier, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

*Dina Yogi*  
Notary Public Signature



COPY

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

'93 DEC 20 P1:23

325503  
BK 1293PG4303

SUZANNE BEAUDREAU  
RECORDER  
\$11.00 PAID ko DEPUTY