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DOC # 0670762
03/24/2006 11:35 AM Deputy: KLJ

OFFICIAL RECORD

Requested By:
AURORA LOAN SERVICES

Assessor's/Tax ID No. 1220-04-512-026

Recording Requested By:
AURORA LOAN SERVICES

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 19.00
BK-0306 PG- 8934 RPTT: 0.00



When Recorded Return To:
Michele Klein
Aurora Loan Services Inc.
P.O. Box 1706
Scottsbluff, NE 69363-1706

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

AURORA LOAN SERVICES INC. #:0031223563 "EPPS" Lender ID:E77/002/0031223563 Douglas, Nevada

MERS #: 100039284350006311 VRU #: 1-888-679-6377

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION IT'S SUCCESSORS AND ASSIGNS is the Owner and Holder of the Note secured by the Deed of Trust Dated: 06/28/2005 , made by MICHAEL T. EPPS, AN UNMARRIED MAN as Trustor, with STEWART TITLE OF DOUGLAS COUNTY as Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION IT'S SUCCESSORS AND ASSIGNS as Beneficiary, which said Deed of Trust was recorded 07/01/2005 in the Office of the County Recorder of Douglas State of Nevada, in Book/Reel/Liber: 0705 Page/Folio: 522 as Instrument No.: 0648480 wherein said Owner and Holder hereby substitutes AURORA LOAN SERVICES LLC as Trustee in lieu of the above-named Trustee under said Deed of Trust.

Property Address : 1349 TOIYABE AVE, GARDNERVILLE, NV 89410

IN WITNESS WHEREOF, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION IT'S SUCCESSORS AND ASSIGNS G 4318 MILLER RD., FLINT, MI 48507 as owner and AURORA LOAN SERVICES LLC 601 5th AVE, , SCOTTSBLUFF, NE 69361 as Substituted Trustee, have caused this instrument to be executed, each in its respective interest;

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR FIRST
MAGNUS FINANCIAL CORPORATION IT'S SUCCESSORS AND ASSIGNS
On March 23rd, 2006

By: *Nancy L. Walker*
NANCY L. WALKER, Vice-President

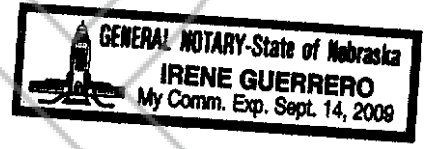


STATE OF Nebraska
COUNTY OF Scotts Bluff

ON March 23rd, 2006, before me, IRENE GUERRERO, a Notary Public in and for the County of Scotts Bluff County, State of Nebraska, personally appeared NANCY L. WALKER, Vice-President, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,

Irene Guerrero
IRENE GUERRERO
Notary Expires: 09/14/2009



(This area for notarial seal)

AURORA LOAN SERVICES LLC hereby accepts said appointment as Trustee under said Deed of Trust and as Successor Trustee 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 pesons legally entitled thereto all estate now held by it under said Deed of Trust.

By AURORA LOAN SERVICES LLC as Trustee
On March 23rd, 2006


Jan Walsh
JAN WALSH, ASSISTANT VICE PRESIDENT

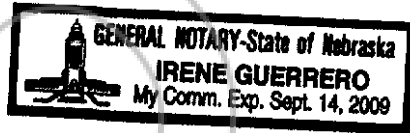


STATE OF Nebraska
COUNTY OF Scotts Bluff

ON March 23rd, 2006, before me, IRENE GUERRERO, a Notary Public in and for the County of Scotts Bluff County, State of Nebraska, personally appeared JAN WALSH, ASSISTANT VICE PRESIDENT, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,


IRENE GUERRERO
Notary Expires: 09/14/2009



(This area for notarial seal)