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Assessor's/Tax ID No. 1022/09/001/042

Recording Requested By:
LOANCARE, A DIVISION OF FNF SERVICING, INC.

Douglas County - NV
Karen Ellison - Recorder
Page: 1 Of 3 Fee: 19.00
BK-0411 PG- 2746 RPTT: 0.00

When Recorded Return To:
Release Department
LOANCARE, A DIVISION OF FNF SERVICING, INC
✓ PO Box 8068
Virginia Beach, VA 23450



SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

LOANCARE, A DIVISION OF FNF SERVICING, INC #:4932885 "WHALEN" Lender
ID:640/0202150817 Douglas, Nevada
MERS #: 100073000833680689 VRU #: 1-888-679-6377

THE UNDERSIGNED DOES HEREBY AFFIRM THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN PERSONAL INFORMATION ABOUT ANY PERSON.

MORTGAGE ELECTRONIC REGISTRATION SERVICES INC. ("MERS") AS NOMINEE FOR FREEDOM MORTGAGE CORPORATION is the Owner and Holder of the Note secured by the Deed of Trust Dated: 05/19/2009 , made by JAMES J WHALEN AND ESTELLE M WHALEN HUSBAND AND WIFE as Trustor, with PUBLIC TRUSTEE OF DOUGLAS COUNTY as Trustee, for the benefit of FLAGSHIP FINANCIAL GROUP, LLC (NV) as Beneficiary, which said Deed of Trust was recorded 05/28/2009 in the Office of the County Recorder of Douglas State of Nevada, in Book/Reel/Liber: 509 Page/Folio: 7277 as Instrument No.: 743999 wherein said Owner and Holder hereby substitutes LOANCARE SERVICING CENTER, INC as Trustee in lieu of the above-named Trustee under said Deed of Trust.

Property Address : 3641 SANDSTONE DR, WELLINGTON, NV 89444

IN WITNESS WHEREOF, MORTGAGE ELECTRONIC REGISTRATION SERVICES INC. ("MERS") AS NOMINEE FOR FREEDOM MORTGAGE CORPORATION 3637 SENTARA WAY, STE 303, VIRGINIA BEACH, VA 23452 as owner and LOANCARE SERVICING CENTER, INC 3637 SENTARA WAY, STE 303, VIRGINIA BEAC, VA 23452 as Substituted Trustee, have caused this instrument to be executed, each in its respective interest;

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 2 of 3

MORTGAGE ELECTRONIC REGISTRATION SERVICES INC. ("MERS") AS NOMINEE FOR FREEDOM MORTGAGE CORPORATION

On April 5th, 2011

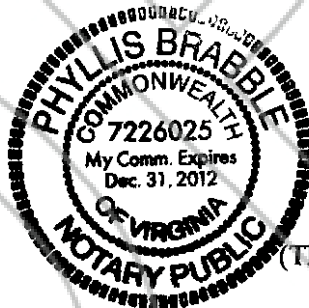
By: [Signature]
REGINA WHITE, Vice-President

STATE OF Virginia
COUNTY OF Chesapeake City

On April 5th, 2011, before me, PHYLLIS BRABBLE, a Notary Public in and for Chesapeake City in the State of Virginia, personally appeared REGINA WHITE, 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,

[Signature]
PHYLLIS BRABBLE
Notary Expires: 12/31/2012 #7226025



(This area for notarial seal)

LOANCARE SERVICING CENTER, INC 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 persons legally entitled thereto all estate now held by it under said Deed of Trust.

By LOANCARE SERVICING CENTER, INC as Trustee
On April 5th, 2011

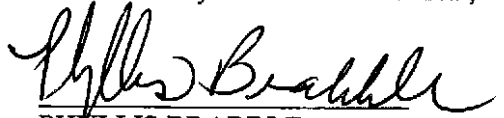
[Signature]
KIM BIGHAM, ASST. VICE PRESIDENT

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 3 of 3

STATE OF Virginia
COUNTY OF Chesapeake City

On April 5th, 2011, before me, PHYLLIS BRABBLE, a Notary Public in and for Chesapeake City in the State of Virginia, personally appeared KIM BIGHAM , ASST. 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,


PHYLLIS BRABBLE
Notary Expires: 12/31/2012 #7226025



(This area for notarial seal)