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Case Nbr: 37003303  
Ref Number: 8025898936

Tax ID: P107105  
7/6/2018

Property Address:  
3805 STERLING PLACE  
ANACORTES, WA 982211296  
WA0-R-ST 37003303 5/23/2018 LRP001

Recording Requested By:  
Navy Federal Credit Union  
Prepared By:  
Audrey Trumble  
855-369-2410  
3001 Hackberry Rd  
Irving, TX 75063

### SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

NAVY FEDERAL CREDIT UNION, the present beneficiary for the Deed of Trust described below, does hereby substitute Nationwide Trustee Services, Inc., A Washington Corporation as Trustee under said Deed of Trust in place of CHICAGO TITLE INSURANCE COMPANY.

Nationwide Trustee Services, Inc., A Washington Corporation, the present trustee under the Deed of Trust described below, in consideration of full payment and satisfaction of the debt secured thereunder, does hereby reconvey, without warranty, to the person(s) legally entitled thereto all of the estate, title and interest under the Deed of Trust described below:

Original Beneficiary: NAVY FEDERAL CREDIT UNION  
Made By: SAMUEL T HILYER AND NATALIE T. HILYER, HUSBAND AND WIFE  
Original Trustee: CHICAGO TITLE INSURANCE COMPANY  
Date of Deed of Trust: 5/31/2016  
Loan Amount: \$45,000.00

Recorded in Skagit County, WA on: 6/17/2016, book N/A, page N/A and instrument number 201606170016


#### Property Legal Description:


THE FOLLOWING DESCRIBED PROPERTY LOCATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON: LOT 18, OF PLAT STERLING PLACE, APPROVED NOVEMBER 28, 1994 AND RECORDED UNDER AUDITOR'S FILE NO. 9412010072 IN VOLUME 16 OF PLATS, PAGES 13 AND 14, RECORDS OF SKAGIT COUNTY, WASHINGTON; TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL: BEGINNING AT THE SOUTHWEST CORNER OF LOT 18 OF SAID STERLING PLACE; THENCE SOUTH 89 DEGREES 28 MINUTES 31 SECONDS EAST, ALONG THE SOUTH LINE OF SAID LOT 18, A DISTANCE OF 129.73 FEET TO THE SOUTHEAST CORNER OF SAID LOT 18; THENCE SOUTH 00 DEGREES 30 MINUTES 39 SECONDS WEST, ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M., A DISTANCE OF 16.50 FEET TO THE SOUTH LINE OF THE NORTH 16.50 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4; BEING THE NORTHEAST CORNER OF TRACT H OF THE PLAT OF COPPER POND PLANNED UNIT DEVELOPMENT, RECORDED UNDER AUDITOR'S FILE NO. 9509110092, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE NORTH 89 DEGREES 28 MINUTES 31 SECONDS WEST, ALONG THE SOUTH LINE OF THE NORTH 16.50 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 23, A DISTANCE OF 129.73 FEET TO A POINT LYING SOUTH 00 DEGREES 31 MINUTES 29 SECONDS WEST, FROM THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 31 MINUTES 29 SECONDS EAST A DISTANCE OF 16.50 FEET TO THE POINT OF BEGINNING. SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON. ABBRV LEGAL LOT 18 STERLING PLACE PPN: P107105 SAMUEL T. HILYER AND NATALIE T. HILYER, HUSBAND AND WIFE 3805 STERLING PLACE, ANACORTES WA 98221

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **5/23/2018**

**NAVY FEDERAL CREDIT UNION**


**Nationwide Trustee Services, Inc., A Washington Corporation**

By:   
**Stephanie D. Dorsey, Authorized Agent**  
State of **TX**, County of **Dallas**

By:   
**Tina K. Sandor-Provencher, Vice President**

On **5/23/2018**, before me, **Debbie Martinez**, a Notary Public, personally appeared **Stephanie D. Dorsey, Authorized Agent of NAVY FEDERAL CREDIT UNION** and **Tina K. Sandor-Provencher, Vice President of Nationwide Trustee Services, Inc., A Washington Corporation** personally known to me to be the person (s) whose name(s) is/are subscribed to the within document and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the document the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

  
Notary Public: **Debbie Martinez**  
My Commission Expires : **1/2/2022**

