



**201809170046**

09/17/2018 10:18 AM Pages: 1 of 2 Fees: \$116.00  
Skagit County Auditor

After Recording Return to:  
**CoreLogic**  
Lien Release, P.O. Box 9232  
Coppell, TX 75019-9787

This space for Recorder's use



Case Nbr: 37184692

Ref Number: 4731031013703

Tax ID: P62508

10/14/2018

Property Address:

100 S Gardner Rd

Burlington, WA 98233-2147

WA0-R-ST 37184692 9/13/2018 LRP002

Recording Requested By:  
**Key Bank National Association**

Prepared By:  
**Tina K. Sandor-Provencher**  
855-369-2410  
3001 Hackberry Rd  
Irving, TX 75063

## SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

**KEYBANK NATIONAL ASSOCIATION**, 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 **FIRST AMERICAN 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: **KEYBANK NATIONAL ASSOCIATION**  
Made By: **KAREN L. BRISCO, MARRIED FKA KAREN L. CADE BRIAN BRISCO, MARRIED**  
Original Trustee: **FIRST AMERICAN TITLE INSURANCE COMPANY**  
Date of Deed of Trust: **12/26/2017**  
Loan Amount: **\$126,144.16**

Recorded in **Skagit County, WA** on: **2/5/2018**, book **N/A**, page **N/A** and instrument number **201802050122**


Property Legal Description:

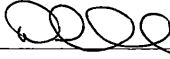
**SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON : THAT PORTION OF THE SOUTH 1/2 OF THE WEST 1/2 OF TRACT 36, "PLAT OF BURLINGTON ACREAGE PROPERTY", AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 49, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND VACATED PORTION OF GARDNER ROAD, ADJOINING, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT 36 ON THE EASTERLY MARGIN OF A 60 FOOT WIDE ROAD AS SHOWN ON SAID PLAT; THENCE SOUTH 89 DEGREES 34' 41" WEST, ALONG THE WESTERLY EXTENSION OF THE SOUTH LINE OF SAID TRACT 36, 18.06 FEET TO AN INTERSECTION WITH THE EASTERLY MARGIN OF THE GARDNER ROAD; THENCE NORTH 0 DEGREES 43' 44" WEST, ALONG SAID EASTERLY MARGIN OF GARDNER ROAD 2.19 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUE NORTH 0 DEGREES 43' 44" WEST, ALONG SAID EASTERLY MARGIN, 85.69 FEET; THENCE NORTH 88 DEGREES 52' 32" EAST 448.09 FEET; THENCE SOUTH 0 DEGREES 54' 35" EAST 85.69 FEET TO A POINT THAT IS NORTH 88 DEGREES 52' 32" EAST FROM THE TRUE POINT OF BEGINNING; THENCE SOUTH 88 DEGREES 52' 32" WEST 448.36 FEET TO THE TRUE POINT OF BEGINNING. SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE. BEING THE SAME PROPERTY CONVEYED BY DEED RECORDED IN DOCUMENT NO. 201301240073, OF THE SKAGIT COUNTY, WASHINGTON RECORDS. ABBREVIATED LEGAL: PORTION OF S 1/2 OF W 1/2 OF TRACT 36 PLAT OF BURLINGTON ACREAGE PROPERTY DEED 201301240073 PARCEL P62508**

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of  
Reconveyance to be executed on 9/13/2018

**KEYBANK NATIONAL ASSOCIATION**

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

By:   
**Shannon McKenzie, Authorized Signer**  
State of TX, County of Dallas

By:   
**Debbie Martinez, Vice President**

On 9/13/2018, before me, **Chandra Bhattarai**, a Notary Public, personally appeared **Shannon McKenzie, Authorized Signer of KEYBANK NATIONAL ASSOCIATION** and **Debbie Martinez, 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: **Chandra Bhattarai**  
My Commission Expires : **6/26/2021**

