



**202006290018**

06/29/2020 08:31 AM Pages: 1 of 2 Fees: \$19.00  
Skagit County Auditor

WHEN RECORDED MAIL TO:  
FIRST AMERICAN MORTGAGE SOLUTIONS  
1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402  
PH. 208-528-9895

## SUBSTITUTION OF TRUSTEE

**WASHINGTON**  
COUNTY OF SKAGIT  
LOAN NO.: 4800092814

*RECORD 1ST*



PARCEL NO. 4142-005-0036-0007

LEGAL DESCRIPTION: LOT 3 & PTN OF 2, BLK 5, NORTH PARK ADD.

WHEREAS, the Undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the Beneficiary of that certain Deed of Trust dated APRIL 17, 2003, executed by SUSAN WALTON, AN UNMARRIED WOMAN AND RACHEL WALTON, AN UNMARRIED WOMAN, Trustor, to LAND TITLE COMPANY OF SKAGIT COUNTY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on APRIL 23, 2003 as Auditors File No. 200304230133 in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

WHEREAS, the Undersigned desires to appoint a new Trustee in the place and stead the Current Trustee; NOW, THEREFORE, in view of the premises, the Undersigned hereby appoints FIRST AMERICAN TITLE INSURANCE COMPANY, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, as successor Trustee under said Deed of Trust, to have all the powers as Trustee, effective forthwith.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on JUNE 22, 2020.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

  
ERIC FERGUSON, VICE PRESIDENT

POD: 20200611  
US8100119IM - SOT - WA



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DOCUMENT 1 OF 2

MIN: 100052599927774915  
MERS PHONE: 1-888-679-6377

Attached to the Substitution of Trustee dated June 22, 2020

STATE OF ARIZONA COUNTY OF MARICOPA ) ss.

On JUNE 22, 2020, before me, K GUTIERREZ, Notary Public, personally appeared ERIC FERGUSON, VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be and whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the person, or entity, who they acted on the behalf of, executed the instrument.

  
K GUTIERREZ (COMMISSION EXP. 12/02/2022)  
NOTARY PUBLIC

