

When Recorded Return To:

Lien Release Dept
M&T Bank
4th Floor - Lien Release Dept.
PO BOX 5178
Buffalo, NY 14240**APPOINTMENT OF SUCCESSOR TRUSTEE**M&T Bank#: 0101723120 "SERRANO" Q93/328 0219152788 0094355922 000004150 Skagit, Washington
MIN #: 100616600040426083 SIS #: 1-888-679-6377

WHEREAS, the undersigned is the present nominee for the Beneficiary under the Deed of Trust Described as follows:

Original Trustor : LEANNA SERRANO AND MICAEL SERRANO, WIFE AND HUSBAND
Original Beneficiary : MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS DESIGNATED
NOMINEE FOR BAY EQUITY LLC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS
AND ASSIGNS
Dated: 02-16-2017 Recorded: 02-24-2017 as Instrument No. 201702240087, Book/Reel/Liber N/A, Page/Folio
N/A In the County of Skagit State of Washington




Property Address: 5532 TIMBER RIDGE DRIVE, MOUNT VERNON, WA 98273

AND WHEREAS, the undersigned, who is the present nominee for the Beneficiary under said Deed of Trust,
desires to appoint a successor Trustee under said Deed of Trust in the place and stead of present Trustee
thereunder;Now therefore, the undersigned hereby appoints Nationwide Title Clearing, INC. whose address is 2100 ALT 19
North, Palm Harbor, FL 34683 as Successor Trustee under said Deed of Trust, to have all the powers of said
original Trustee, effective immediately.MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for 
beneficiary of the security instrument, its successors and assigns

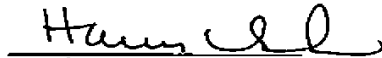
On June 30th, 2020

By: 

Susan M. Portis, Assistant Secretary

 Bay Equity, LLC.
STATE OF New York
COUNTY OF ErieOn the 30th day of June in the year 2020 before me, the undersigned, personally appeared Susan M. Portis,
Assistant Secretary of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS
DESIGNATED NOMINEE FOR , BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS
AND ASSIGNS, personally known to me or proved to me on the basis of satisfactory evidence to be the
individual(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 capacity(ies), and that by his/her/their signature(s) on the instrument, the
individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

WITNESS my hand and official seal,

Holly Suckow
Notary Public State of New York
Notary Expires: 10/28/2022 #01SU5068226
Qualified in Erie County**HOLLY SUCKOW**
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01SU5068226
Qualified in Erie County
Commission Expires October 28, 2022