



**202010260038**

10/26/2020 08:35 AM Pages: 1 of 2 Fees: \$122.50  
Skagit County Auditor

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

This space for Recorder's use



Case Nbr: 38573577

Ref Number: 8501354494

Tax ID: P109616

5/23/2020

Property Address:

105 N 5th St

Mount Vernon, WA 98273-3301

WA00M-R-ST38573577 10/20/2020 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

TINA K SANDOR-PROVENCHER

Assistant Secretary

855-369-2411

3002 Hackberry Rd

Irving, TX 75064

MIN #: 100045810002157896

MERS Phone #: 888-679-6377

### SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., whose address is P.O. Box 2026, Flint, MI 48501-2026, AS DESIGNATED NOMINEE FOR UMPQUA BANK., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, 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

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**  
**("MERS"), AS DESIGNATED NOMINEE FOR UMPQUA BANK.,**  
**BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS**  
**AND ASSIGNS**

Made By:

**ETHAN BROWN AND CARRIE BROWN, HUSBAND AND WIFE.**

Original Trustee:

**CHICAGO TITLE INSURANCE COMPANY.**

Date of Deed of Trust:

**3/12/2018**

Loan Amount:

**\$216,600.00**

Recorded in **Skagit County, WA** on: 3/21/2018, book N/A, page N/A and instrument number **201803210022**

Property Legal Description:

**LOT 15 AND THE SOUTH HALF OF LOT 16, BLOCK 20, VERNON HEIGHTS ADDITION TO MOUNT VERNON, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 2 OF PLATS, PAGE 108, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH THE SOUTH 2 FEET OF THE NORTH HALF OF LOT 16, BLOCK 20, VERNON HEIGHTS ADDITION TO MOUNT VERNON, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 2 OF PLATS, PAGE 108, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATED IN SKAGIT COUNTY, WASHINGTON. LOT(S): 15 AND PTN 16 BLOCK: 20 VERNON HEIGHTS ADD TO MOUNT VERNON APN #: P109616/3763-020-016-0100**

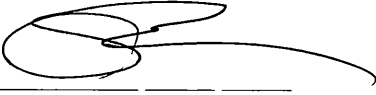
IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **10/20/2020**

**MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC. ("MERS"),  
AS DESIGNATED NOMINEE FOR UMPQUA  
BANK., BENEFICIARY OF THE SECURITY  
INSTRUMENT, ITS SUCCESSORS AND  
ASSIGNS**

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

By:   
**BRANDON PAYNE, Vice President**

State of TX, County of Dallas

By:   
**Audrey B Trumble, Authorized Signor**

On **10/20/2020**, before me, **JESSICA LYNN LYKINS**, a Notary Public, personally appeared **BRANDON PAYNE, Vice President** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, **AS DESIGNATED NOMINEE FOR UMPQUA BANK., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS** and **Audrey B Trumble, Authorized Signor** 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: **JESSICA LYNN LYKINS**  
My Commission Expires : **11/15/2022**

