



**202103010178**

03/01/2021 10:37 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: 38900150  
Ref Number: 8501440942

Tax ID: 35040240160007  
4/20/2021

Property Address:  
6720 BRIDGEWATER LN  
SEDRO WOOLLEY, WA 98284

WA0M-R-ST38900150 2/23/2021 LRP001

Recording Requested By:  
UMPQUA BANK  
Prepared By:  
AUDREY B TRUMBLE  
Assistant Secretary  
855-369-2410  
3001 Hackberry Rd  
Irving, TX 75063

MIN #: 100045810003017065 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 BENEFICIARY, AS NOMINEE FOR UMPQUA BANK, 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 COMPANY OF WASHINGTON.

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., AS BENEFICIARY, AS NOMINEE FOR UMPQUA BANK, ITS SUCCESSORS AND ASSIGNS  
Made By:                      PAUL GEISENDORF AND REBECCA GEISENDORF, A MARRIED COUPLE.  
Original Trustee:            CHICAGO TITLE COMPANY OF WASHINGTON  
Date of Deed of Trust:      3/25/2020  
Loan Amount:                \$346,500.00

Recorded in Skagit County, WA on: 3/30/2020, book N/A, page N/A and instrument number 202003300126

Property Legal Description:

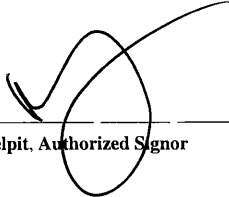
THE FOLLOWING DESCRIBED PROPERLY LOCATED IN THE COUNTY SKAGIT THAT PORTION OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 4 EAST W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE WEST ALONG THE SOUTH LINE THEREOF A DISTANCE OF 308 FEET; THENCE NORTH A DISTANCE OF 153 FEET; THENCE EAST 314 FEET, MORE OR LESS, TO A POINT ON THE EAST LINE OF SAID SUBDIVISION THAT IS 146 FEET NORTH OF THE SOUTHEAST CORNER THEREOF; THENCE SOUTH ALONG SAID EAST LINE A DISTANCE OF 146 FEET TO THE POINT OF BEGINNING. SITUATED IN SKAGIT COUNTY, WASHINGTON. PTN. NW SE, 2-35-4E, W.M. - SKAGIT COUNTY APN P35695/3504024-016-0007

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **2/23/2021**

**MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC., AS  
BENEFICIARY, AS NOMINEE FOR  
UMPQUA BANK, ITS SUCCESSORS AND  
ASSIGNS**


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

By:   
**BRANDON K PAYNE, Vice President**  
State of TX, County of Dallas

By:   
**Jessica Delpit, Authorized Signor**

On **2/23/2021**, before me, **Lewis Wilson III**, a Notary Public, personally appeared **BRANDON K PAYNE**, Vice President of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR UMPQUA BANK, ITS SUCCESSORS AND ASSIGNS** and **Jessica Delpit, 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: **Lewis Wilson III**  
My Commission Expires : **3/6/2024**

