

202104050103

04/05/2021 11:04 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: 38956775

Ref Number: 8501402101

Tax ID: 35033310030100

5/18/2021

Property Address:

14554 JOSH WILSON RD

BURLINGTON, WA 98233

WA0M-R-ST38956775 3/29/2021 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

AUDREY B TRUMBLE

Assistant Secretary

855-369-2410

3001 Hackberry Rd

Irving, TX 75063

MIN #: 100045810002632252

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 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. ("MERS"), AS DESIGNATED NOMINEE FOR UMPQUA BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Made By: JOHN J PIAZZA JR AND KIMBERLY A PIAZZA, HUSBAND AND WIFE

Original Trustee: CHICAGO TITLE COMPANY OF WASHINGTON

Date of Deed of Trust: 4/22/2019

Loan Amount: \$693,000.00

Recorded in Skagit County, WA on: 4/29/2019, book N/A, page N/A and instrument number 201904290057

Property Legal Description:

LOT 1 OF SKAGIT COUNTY SHORT PLAT NO. 93-026 AS APPROVED JUNE 21, 1993, AND RECORDED JUNE 29, 1993, IN VOLUME 10 OF SHORT PLATS, PAGE 212, UNDER AUDITOR'S FILE NO. 9306290093, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN. SITUATED IN SKAGIT COUNTY, WASHINGTON. LOT(S): 1 SKAGIT COUNTY SHORT PLAT NO. 93-026 APN #: P103335/350333-1-003-0100

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **3/29/2021**

**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: _____
JESSICA M DELPIT, Vice President
State of TX, County of Dallas

By: _____
Lewis Wilson III, Vice President

On **3/29/2021**, before me, **NAIMA SCOTT**, a Notary Public, personally appeared **JESSICA M DELPIT, 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 **Lewis Wilson III, 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: **NAIMA SCOTT**
My Commission Expires : **12/2/2024**

