

After Recording Return to:
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Coppell, TX 75019

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Case Nbr: 39096062

Ref Number: 1433512827

Tax ID: 35041030030004

8/13/2021

Property Address:

7759 F & S GRADE RD
SEDRO WOOLLEY, WA 98284

WA0M-R-ST39096062 E 6/16/2021 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

AUDREY B TRUMBLE

Assistant Secretary

855-369-2410

3001 Hackberry Rd

Irving, TX 75063

MIN #: 100186300001835261

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 STERLING SAVINGS BANK DBA STERLING 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 STERLING SAVINGS BANK DBA STERLING BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Made By: GALEN F. COBBS, AN UNMARRIED MAN AS HIS SEPARATE ESTATE AND CARMEN L. JONES, AN UNMARRIED WOMAN AS HER SEPARATE ESTATE

Original Trustee: CHICAGO TITLE INSURANCE COMPANY

Date of Deed of Trust: 5/13/2013

Loan Amount: \$266,750.00

Recorded in Skagit County, WA on: 5/17/2013, book N/A, page N/A and instrument number 201305170131

Property Legal Description:

FOR APN/PARCEL ID (S): P36126/350410-3-003-0004 THAT PORTION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 35 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 300 FEET EAST OF THE WEST QUARTER COMER OF SAID SECTION; THENCE EAST 300 FEET; THENCE DUE SOUTH TO THE NORTH LINE OF COUNTY ROAD (FORMERLY THE FAIRHAVEN AND SOUTHERN RAILWAY RIGHT-OF-WAY); THENCE WESTERLY ALONG THE NORTH LINE OF SAID COUNTY ROAD TO A POINT DUE SOUTH OF THE POINT OF BEGINNING; THENCE NORTH TO THE POINT OF BEGINNING. SITUATED IN SKAGIT COUNTY, WASHINGTON

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 6/16/2021

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR STERLING SAVINGS BANK DBA STERLING BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS **Nationwide Trustee Services, Inc., A Washington Corporation**

By: 
SABRINA A WICKLINE, Vice President
State of TX, County of Dallas

By: 
Lewis Wilson III, Vice President

On 6/16/2021, before me, NAIMA SCOTT, a Notary Public, personally appeared SABRINA A WICKLINE, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR STERLING SAVINGS BANK DBA STERLING 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

