

After Recording Return to:

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Coppell, TX 75019

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Case Nbr: 39158964

Ref Number: 8501461997

Tax ID: 36033530080109

9/20/2021

Property Address:

5919 CATTAIL PL  
BOW, WA 98232-8637

WA0M-R-ST39158964 E 7/26/2021 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

AUDREY B TRUMBLE

Assistant Secretary

855-369-2410

3001 Hackberry Rd

Irving, TX 75063

MIN #: 100045810003224695

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:                    ALFRED A DEL VECCHIO AND CHRISTIANNE N DEL VECCHIO, A  
MARRIED COUPLE

Original Trustee:        CHICAGO TITLE COMPANY OF WASHINGTON

Date of Deed of Trust:    8/19/2020

Loan Amount:            \$492,000.00

Recorded in Skagit County, WA on: 8/21/2020, book N/A, page N/A and instrument number  
202008210124

Property Legal Description:

7 FOR APN / PARCEL ID (S): P48732 / 360335-3-008-0109 LOT 4 , SHORT PLAT NO. 95-040 ,  
APPROVED JANUARY 8 , 1997 , RECORDED JANUARY 10 , 1997 IN VOLUME 12 OF SHORT  
PLATS , PAGES 178 TO 180 , INCLUSIVE , UNDER AUDITOR'S FILE NO. 9701100062 AND BEING A  
PORTION OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35 , TOWNSHIP 36  
NORTH , RANGE 3 EAST , W.M. SITUATE IN THE COUNTY OF SKAGIT , STATE OF  
WASHINGTON ,

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **7/26/2021**

**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: \_\_\_\_\_  
**LEWIS WILSON III, Vice President**  
State of **TX**, County of **Dallas**

By: \_\_\_\_\_  
**Cynthia Gay, Vice President**

On **7/26/2021**, before me, **Sabrina Wickline**, a Notary Public, personally appeared **LEWIS WILSON III, 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 **Cynthia Gay, 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: **Sabrina Wickline**  
My Commission Expires : **5/15/2024**

