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Coppell, TX 75019

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Case Nbr: 39298082

Ref Number: 8501461317

Tax ID: 33040400290000

12/21/2021

Property Address:

20100 E HICKOX RD

MOUNT VERNON, WA 98274-7740

WA0M-R-ST39298082 E 10/27/2021 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

AUDREY B TRUMBLE

Assistant Secretary

855-369-2410

3001 Hackberry Rd

Irving, TX 75063

MIN #: 100045810003217939

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: DAVID WALDE AND SANDRA WALDE, HUSBAND AND WIFE

Original Trustee: CHICAGO TITLE COMPANY OF WASHINGTON

Date of Deed of Trust: 10/21/2020

Loan Amount: \$380,290.00

Recorded in Skagit County, WA on: 10/27/2020, book N/A, page N/A and instrument number 202010270022

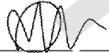
Property Legal Description:

FOR APN/PARCEL ID(S): P16279/330404-0-029-0000 AND P16280/330404-0-030-0007 PARCEL "A": THAT PART OF GOVERNMENT LOT 4, SECTION 4, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF THE HICKOX COUNTY ROAD AND A POINT 690 FEET EAST OF THE WEST LINE OF SAID LOT 4; THENCE WEST ALONG THE SOUTH LINE OF SAID ROAD A DISTANCE OF 170 FEET; THENCE SOUTH A DISTANCE OF 512.47 FEET; THENCE EAST 170 FEET TO A POINT SOUTH OF THE POINT OF BEGINNING; THENCE NORTH 512.47 FEET TO THE POINT OF BEGINNING. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON. PARCEL "B": THAT PART OF GOVERNMENT LOT 4, SECTION 4, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF THE HICKOX COUNTY ROAD AND A POINT 690 FEET EAST OF THE WEST LINE OF SAID LOT 4; THENCE WEST ALONG THE SOUTH LINE OF SAID ROAD A DISTANCE OF 330 FEET; THENCE SOUTH TO THE SOUTH LINE OF THE NORTH 1/2 OF GOVERNMENT LOT 4; THENCE EAST ALONG THE SOUTH LINE OF THE NORTH 1/2 OF GOVERNMENT LOT 4, A DISTANCE OF 330 FEET TO A POINT SOUTH OF THE POINT OF BEGINNING; THENCE NORTH TO THE POINT OF BEGINNING, EXCEPT THE FOLLOWING DESCRIBED TRACT: BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF THE HICKOX COUNTY ROAD AND A POINT 690 FEET EAST OF THE WEST LINE OF SAID LOT 4; THENCE WEST ALONG THE SOUTH LINE OF SAID ROAD A DISTANCE OF 170 FEET; THENCE SOUTH A DISTANCE OF 512.47 FEET; THENCE EAST 170 FEET TO A POINT SOUTH OF THE POINT OF BEGINNING; THENCE NORTH 512.47 FEET TO THE POINT OF BEGINNING. 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 **10/27/2021**

**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:   
**RATANAPHONE M VILAYLUETH, Vice  
President**

By:   
**Sabrina Wickline, Vice President**

State of **TX**, County of **Dallas**

On **10/27/2021**, before me, **Cynthia Gay**, a Notary Public, personally appeared **RATANAPHONE M VILAYLUETH, 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 **Sabrina Wickline, 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: **Cynthia Gay**  
My Commission Expires : **3/6/2024**  
TX - Signor1 and Trustee Signor (MERS)

