

After Recording Return to:

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Coppell, TX 75019

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Case Nbr: 39338413

Ref Number: 8501311056

Tax ID: P122270

1/14/2022

Property Address:

980 PICKET LN

BURLINGTON, WA 98233

WA0M-R-ST39338413 E 11/23/2021 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

AUDREY B TRUMBLE

Assistant Secretary

855-369-2410

3001 Hackberry Rd

Irving, TX 75063

MIN #: 100045810001724407

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 GUARDIAN NORTHWEST TITLE AND ESCROW.

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:

BRANDON KRONLUND AND MICHELLE KRONLUND, HUSBAND
AND WIFE

Original Trustee:

GUARDIAN NORTHWEST TITLE AND ESCROW

Date of Deed of Trust:

12/27/2016

Loan Amount:

\$168,750.00

Recorded in Skagit County, WA on: 12/30/2016, book N/A, page N/A and instrument number
201612300131

Property Legal Description:

LOT 26, "PLAT OF HOMESTEAD PLACE SUBDIVISION", ACCORDING TO THE PLAT THEREOF,
RECORDED DECEMBER 1, 2004, UNDER AUDITOR'S FILE NO. 200412010051, AND AMENDED BY
AMENDED SURVEY RECORDED MAY 6, 2005, UNDER AUDITOR'S FILE NO. 200505060135,
RECORDS OF SKAGIT COUNTY, WASHINGTON LOT 26, HOMESTEAD PLACE SUBDIV. APN#;
4846-000-026-0000 (P122270)


IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 11/23/2021

**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**

State of TX, County of Dallas

By: 
Lewis Wilson III, Vice President

On 11/23/2021, 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 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: Cynthia Gay
My Commission Expires : 3/6/2024
TX - Signor1 and Trustee Signor (MERS)

