

After Recording Return to:
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Case Nbr: **39383674**

Ref Number: **84958693**

Tax ID: **340432-1-015-0108**
2/15/2022

Property Address:
19608 SKYRIDGE RD
MOUNT VERNON, WA 98274-7757

WA0-R-ST 39383674 E 1/3/2022 LRP001

Recording Requested By:
UNITED SERVICES AUTOMOBILE
Prepared By:
AUDREY B TRUMBLE
855-369-2410
3001 Hackberry Rd
Irving, TX 75063

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

USAA FEDERAL SAVINGS BANK, 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 **SOCIUS LAW GROUP, P.L.L.C.**

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: **USAA FEDERAL SAVINGS BANK ("USAA FSB")**
Made By: **ELIZABETH N. HAMMACK AND CHARLES W. HAMMACK, WIFE AND HUSBAND**
Original Trustee: **SOCIUS LAW GROUP, P.L.L.C.**
Date of Deed of Trust: **5/31/2007**
Loan Amount: **\$125,000.00**

Recorded in **Skagit County, WA** on: **6/20/2007**, book **N/A**, page **N/A** and instrument number **200706200003**

Property Legal Description:
THE FOLLOWING REAL PROPERTY SITUATE IN COUNTY OF SKAGIT AND STATE OF WASHINGTON, DESCRIBED AS FOLLOWS: TRACT "A" OF SHORT PLAT NO. 23-76, APPROVED MAY 26, 1976 AND RECORDED MAY 27,1976, UNDER AUDITOR'S FILE NO. 835799, IN VOLUME 1 OF SHORT PLATS, PAGE 134 AND 135, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING LOCATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. PROPERTY ADDRESS: 19608 SKYRIDGE RD PARCEL ID: 340432-1-015-0108



IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 1/3/2022

USAA FEDERAL SAVINGS BANK

Nationwide Trustee Services, Inc., A Washington Corporation

By: 
Cynthia Gay, Authorized signor
State of TX, County of Dallas

By: 
Lewis Wilson III, Vice President

On 1/3/2022, before me, EMMA VOGEL, a Notary Public, personally appeared Cynthia Gay, Authorized signor of USAA FEDERAL SAVINGS BANK 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 of his/her/their free act and deed 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: EMMA VOGEL
My Commission Expires : 12/22/2024

