

WHEN RECORDED MAIL TO:
FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402
PH. 208-528-9895

SUBSTITUTION OF TRUSTEE

WASHINGTON

RECORD 1ST



COUNTY OF SKAGIT
LOAN NO.: 3000378023

PARCEL No. P21632; P21404

LEGAL DESCRIPTION: PTN NW 1/4 NW 1/4, 12-34-3 E W.M. & TR.A, VACATED SUPP PLAT OF WILKINS ADD. TO NORTH AVON.

WHEREAS, the Undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR BROKER SOLUTIONS, INC.DBA NEW AMERICAN FUNDING, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the Beneficiary of that certain Deed of Trust dated MAY 12, 2020, executed by BOBBY RUSSELL EDWARDS AND DEANN HOBBS EDWARDS, HUSBAND AND WIFE., Trustor, to LAND TITLE AND ESCROW FOR SKAGIT COUNTY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR BROKER SOLUTIONS, INC.DBA NEW AMERICAN FUNDING, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on MAY 15, 2020 as Auditors File No. 202005150044 in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

WHEREAS, the Undersigned desires to appoint a new Trustee in the place and stead the Current Trustee; NOW, THEREFORE, in view of the premises, the Undersigned hereby appoints FIRST AMERICAN TITLE INSURANCE COMPANY, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, as successor Trustee under said Deed of Trust, to have all the powers as Trustee, effective forthwith.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on MARCH 21, 2022.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR BROKER SOLUTIONS, INC.DBA NEW AMERICAN FUNDING, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS


DEBORAH REIMER, VICE PRESIDENT

POD: 20220315
NA8120114IM - SOT - WA




STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On MARCH 21, 2022, before me, TAWNYA RAINEY, personally appeared DEBORAH REIMER known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR BROKER SOLUTIONS, INC. DBA NEW AMERICAN FUNDING, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

Tawnya Rainey

TAWNYA RAINEY (COMMISSION EXP. 05/05/2026)

NOTARY PUBLIC

