

After Recording Return to:

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Coppell, TX 75019

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Case Nbr: 39754249

Ref Number: 8501530699

Tax ID: 44270000030004

2/27/2023

Property Address:

17539 S SKYRIDGE DR
MOUNT VERNON, WA 98274

WA0M-R-ST39754249 E 1/4/2023 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

TINA K SANDOR-PROVENCER

Assistant Secretary

855-369-2411

3002 Hackberry Rd

Irving, TX 75064

MIN #: 100045810003909709

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 INSURANCE COMPANY**.

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., AS DESIGNATED NOMINEE FOR UMPQUA BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**
Made By: **DIANE DESIREE KORTHUIS, AN UNMARRIED PERSON**
Original Trustee: **CHICAGO TITLE INSURANCE COMPANY**
Date of Deed of Trust: **3/7/2022**
Loan Amount: **\$510,000.00**

Recorded in **Skagit County, WA** on: **3/11/2022**, book **N/A**, page **N/A** and instrument number **202203110085**

Property Legal Description:

TRACT NO. 3-A OF SKAGIT COUNTY, SHORT PLAT NO. 7-81, APPROVED MAY 21, 1981 AND RECORDED MAY 21, 1981, IN VOLUME 5 OF SHORT PLATS, PAGE 72, UNDER AUDITOR'S FILE NO. 8105210005, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF TRACTS 3, 4 AND 5 OF, "PLAT OF SKYRIDGE, DIV. NO. III", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 22, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON TRACT NO. 3-A SPL NO. 7-81, REC NO. 8105210005 APN #: P82091/4427-000-003-0004 & P133786

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **1/4/2023**

**MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC., 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: 
Audrey B Trumble, Authorized Signor

On **1/4/2023**, before me, **Cynthia Gay**, a Notary Public, personally appeared **RATANAPHONE M VILAYLUETH, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR UMPQUA BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS** and **Audrey B Trumble, Authorized Signor 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)

