

Return To:
Wells Fargo Home Mortgage
C/O Nationwide Title Clearing, LLC
2100 Alt. 19 North
Palm Harbor, FL 34683

Loan Number 0253512792

SUBSTITUTION OF TRUSTEE

WHEREAS, LAURENCE M EDWARDS AND MONICA EDWARDS was the original Trustor, LAND TITLE COMPANY OF SKAGIT COUNTY was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR FEDERAL MORTGAGE CO., INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 12/11/2006, in the amount of \$294,000.00, and recorded in SKAGIT County, Washington, under Auditor File # 200612150065.

LOT 4, BLK 3, LAKE CAVANAUGH #1

Parcel ID # 3937-003-004-0002

WHEREAS, the undersigned is the designated nominee of the present Beneficiary under said Deed of Trust and WHEREAS, the undersigned desires to substitute a new Trustee under Deed of Trust in place and stead of said original Trustee thereunder.

NOW, THEREFORE, the undersigned hereby substitutes WELLS FARGO NATIONAL BANK WEST, as Trustee under said Deed of Trust.

Dated this 30th day of May in the year 2023
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FEDERAL MORTGAGE CO., INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Tracy Rogers

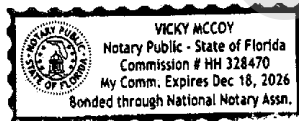
TRACY ROGERS
VICE PRESIDENT

All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 30th day of May in the year 2023, by Tracy Rogers as VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FEDERAL MORTGAGE CO., INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

Vicky McCoy
VICKY MCCOY
COMM EXPIRES: 12/18/2026



WFHRC 438059163 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MIN 100162500016957632 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI 48501-2026 DOCR T302305-08:13:22 [C-2] ERCNWA1



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