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06/12/2023 02:27 PM Pages: 1 of 2 Fees: \$222.50
Skagit County Auditor, WA

After Recording Return to:

CoreLogic
P.O. Box 9232
Coppell, TX 75019

This space for Recorder's use



Case Nbr: 39869746

Ref Number: 8501543143

Tax ID: 49910000140000

8/8/2023

Property Address:

22978 METHOW COURT
MOUNT VERNON, WA 98273

WA0M-R-ST39869746 E 6/12/2023 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

TINA K SANDOR-PROVENCER

Assistant Secretary

855-369-2411

3002 Hackberry Rd

Irving, TX 75064

MIN #: 100045810004034135

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 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:

LUCINDA JANE HUDSON AND CAITLIN KOCH, A MARRIED
COUPLE

Original Trustee:

CHICAGO TITLE COMPANY

Date of Deed of Trust:

10/27/2022

Loan Amount:

\$855,000.00

Recorded in Skagit County, WA on: 10/31/2022, book N/A, page N/A and instrument number
202210310079

Property Legal Description:

LOT 14, PLAT OF CREEKSIDE MEADOWS, AS RECORDED FEBRUARY 9, 2010 UNDER
AUDITOR'S FILE NO.201002090002, RECORDS OF SKAGIT COUNTY, WAS HINGTON. SITUATE IN
THE COUNTY OF SKAGIT, STATE OF WASHINGTON. LT14, PLAT OF CREEKSIDE MEADOWS
APN #: P130057 / 4991-000-014-0000

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **6/12/2023**

**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: 

AUDREY B TRUMBLE, Vice President

State of **TX**, County of **Dallas**

By: 

Cynthia Gay, Vice President

On **6/12/2023**, before me, **EMMA VOGEL**, a Notary Public, personally appeared **AUDREY B TRUMBLE, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR UMPQUA BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS** and **Cynthia Gay, 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: **EMMA VOGEL**
My Commission Expires : **12/22/2024**
TX - Signor1 and Trustee Signor (MERS)

