

After Recording Return to:
Corelogic
P.O. Box 9232
Coppell, TX 75019

This space for Recorder's use



Case Nbr: 39867169
Ref Number: 4001051502

Tax ID: P39814
8/5/2023

Property Address:
618 VIRGINIA AVE
SEDRO WOOLLEY, WA 98284

WA0M-R-ST39867169 E 6/13/2023 LRP001-JNT

Recording Requested By:
Carrington Mortgage Services
Prepared By:
Audrey B Trumble
Assistant Secretary
855-369-2410
3001 Hackberry Rd
Irving, TX 75063

MIN #: 100721212003282396 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 LEADERONE FINANCIAL CORPORATION, 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 LEADERONE FINANCIAL CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Made By: BRUCE P SAVAGE AND CASSANDRA D SAVAGE, HUSBAND AND WIFE

Original Trustee: CHICAGO TITLE INSURANCE COMPANY

Date of Deed of Trust: 10/6/2021

Loan Amount: \$319,238.00

Recorded in Skagit County, WA on: 10/19/2021, book N/A, page N/A and instrument number 202110190029

Property Legal Description:


THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, AND IS DESCRIBED AS FOLLOWS: THAT PORTION OF THE NORTH 1/2 OF GOVERNMENT LOT 3, SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST W.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE SOUTH LINE OF THE WICKER ROAD (ALSO KNOWN AS CEMETERY ROAD) AND THE WEST LINE OF VIRGINIA AVENUE, AS SHOWN ON THE PLAT OF "GREENSTREETS SECOND ADDITION TO SEDRO WOOLLEY", AS PER PLAT RECORDED IN VOLUME 6 OF PLATS PAGE 44, RECORDS OF SKAGIT COUNTY WASHINGTON; THENCE NORTH 89 DEGREE 53'15" WEST ALONG SAID SOUTH LINE OF WICKER ROAD FOR A DISTANCE OF 110.00 FEET; THENCE SOUTH 2*48'15" EAST PARALLEL WITH SAID WEST LINE OF VIRGINIA AVENUE FOR A DISTANCE OF 250.21 FEET TO THE TRUE POINT OF BEGINNING, THENCE NORTH 84 DEGREE 46'22" EAST FOR A DISTANCE OF 107.46 FEET TO AN INTERSECTION WITH A LINE WHICH IS 2.50 FEET WEST OF AND PARALLEL TO SAID WEST LINE OF VIRGINIA AVENUE; THENCE SOUTH 2 DEGREE 48'15" EAST ALONG SAID PARALLEL LINE FOR A DISTANCE OF 25.02 FEET; THENCE SOUTH 84*46*22" WEST FOR A DISTANCE OF 111.34 FEET; THENCE SOUTH 72 DEGREE 00'21" WEST 83.56 FEET; THENCE NORTH 89*45'15" WEST FOR A DISTANCE OF 145.00 FEET TO AN INTERSECTION WITH THE EAST LINE OF THE WEST 742.5 FEET OF SAID GOVERNMENT LOT 3; THENCE DUE NORTH ALONG SAID EAST LINE FOR A DISTANCE OF 80.67 FEET TO A POINT WHICH IS 220.2 FEET DUE SOUTH OF SAID LINE OF WICKER ROAD; THENCE SOUTH 89*53'15" EAST PARALLEL TO SAID SOUTH LINE OF WICKER ROAD FOR A DISTANCE OF 225.66 FEET TO A POINT WHICH IS NORTH 2 DEGREE 48'15" WEST FROM THE

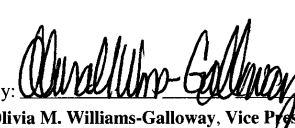
TRUE POINT OF BEGINNING; THENCE SOUTH 2°48'15" EAST FOR A DISTANCE OF 29.72 FEET TO THE TRUE POINT OF BEGINNING. SITUATE IN SKAGIT COUNTY, WASHING PARCEL ID:P39814 COMMONLY KNOWN AS 618 VIRGINIA AVE, SEDRO WOOLLEY, WA 98284 HOWEVER, BY SHOWING THIS ADDRESS NO ADDITIONAL COVERAGE IS PROVIDED ABBREVIATED LEGAL: SECTION 19,TOWNSHIP 35 NORTH. RANGE 5 EAST; PTN. GOVT LOT 3.

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 6/13/2023

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR LEADERONE FINANCIAL CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS


Nationwide Trustee Services, Inc., A Washington Corporation

By: 
Emma F Vogel, Vice President
State of TX, County of Dallas

By: 
Olivia M. Williams-Galloway, Vice President

On 6/13/2023, before me, Sabrina Wickline, a Notary Public, personally appeared Emma F Vogel, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR LEADERONE FINANCIAL CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS and Olivia M. Williams-Galloway, 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: **Sabrina Wickline**
My Commission Expires : **5/15/2024**
TX - Signor1 and Trustee Signor (MERS)

