

RETURN TO:
C. Riggsby
Orion Financial Group, Inc.
2860 Exchange Blvd. # 100
Southlake TX 76092

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

WHEREAS, **JEROME MURPHY, TRUSTEE OF THE MURPHY FAMILY LIVING TRUST DATED DECEMBER 20, 1995**, was the original Trustor, **LAND TITLE AND ESCROW COMPANY**, was the original Trustee, and **COMMUNITY FIRST BANK**, was the original Beneficiary, under that certain Deed of Trust dated 8/5/2022, and recorded on August 9, 2022, as File # 202208090109 of the Official Records of Skagit County, Washington, and WHEREAS, the undersigned **MORGAN & COLLIER SMITH DEBT FUND, LLC** is the present Beneficiary under said Deed of Trust, and WHEREAS, the undersigned desires to substitute a new Trustee under said Deed of Trust in the place and stead of **LAND TITLE AND ESCROW COMPANY, A Corporation**, the original Trustee thereunder, NOW, THEREFORE, the undersigned hereby substitutes **NATIONWIDE TRUSTEE SERVICES, INC.**, a Washington Corporation, as Trustee under said Deed of Trust, and as Substitute Trustee, DOES HEREBY RECONVEY to the person or persons legally entitled thereto, without warranty, all the estate, title, and interest acquired by Trustee under said Deed of Trust. The land referred to in said Deed of Trust is situated in the State of Washington, County of Skagit.

Date: 07/05/2023

NATIONWIDE TRUSTEE SERVICES, INC., a
Washington Corporation

MORGAN & COLLIER SMITH DEBT FUND, LLC
By its Attorney in fact, Servis One, Inc. dba BSI
Financial Services

Cathy B. Lafferty, Vice President

By:

Journie D. Pinson, Vice President



State of TX
County of Tarrant

On 07/05/2023 before me, a Notary Public, in and for said county and state, personally appeared Journie D. Pinson, Vice President, By its Attorney in fact, Servis One, Inc. dba BSI Financial Services for MORGAN & COLLIER SMITH DEBT FUND, LLC , (known to me) (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument on behalf of the corporation therein named, and he/she acknowledged to me that such corporation executed the same, and that he/she subscribed the name of said corporation thereto on its behalf.

In Witness Whereof, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



F. Fultz

Notary Public, Fatima Fultz
My Commission Expires: 09/29/2025

State of TX
County of Tarrant

On 07/05/2023, before me, a Notary Public, in and for said county and state, personally appeared Cathy B. Lafferty, Vice President for NATIONWIDE TRUSTEE SERVICES, INC., a Washington Corporation, (known to me) (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument, and he/she acknowledged to me that he/she executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



F. Fultz

Notary Public, Fatima Fultz
My Commission Expires: 09/29/2025

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