

After Recording Return to:
CoreLogic
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Coppell, TX 75019

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Case Nbr: 39947319

Ref Number: 1433581681

Tax ID: 34040100210400

11/13/2023

Property Address:

23692 SAWYER LANE

CLEAR LAKE, WA 98235

WA0M-R-ST39947319 E 9/15/2023 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

AUDREY B TRUMBLE

Assistant Secretary

855-369-2410

3001 Hackberry Rd

Irving, TX 75063

MIN #: 100186300002032538

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 STERLING SAVINGS BANK DBA STERLING 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 STERLING SAVINGS BANK DBA STERLING BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS
Made By: WALTER PAUL LAWLESS, A SINGLE PERSON, AS HIS SEPARATE ESTATE
Original Trustee: CHICAGO TITLE INSURANCE COMPANY
Date of Deed of Trust: 12/3/2013
Loan Amount: \$310,500.00

Recorded in Skagit County, WA on: 12/12/2013, book N/A, page N/A and instrument number 201312120067


Property Legal Description:

LOT B OF SKAGIT COUNTY SHORT PLAT NO. PL04-0740, AS APPROVED SEPTEMBER 26, 2005, AND RECORDED SEPTEMBER 26, 2005, UNDER AUDITOR'S FILE NO. 200509260210, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN. SITUATED IN SKAGIT COUNTY, WASHINGTON. TAX ACCOUNT NUMBER(S): P123374 / 340401-0-021-0400

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 9/15/2023

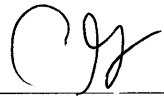
**MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC., AS
DESIGNATED NOMINEE FOR STERLING
SAVINGS BANK DBA STERLING BANK,
BENEFICIARY OF THE SECURITY
INSTRUMENT, ITS SUCCESSORS AND
ASSIGNS**

**Nationwide Trustee Services, Inc., A Washington
Corporation**

By:  _____

CUTARA A ADLEY, Vice President

State of TX, County of Dallas

By:  _____

Cynthia Gay, Vice President

On 9/15/2023, before me, Sabrina Wickline, a Notary Public, personally appeared CUTARA A ADLEY, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR STERLING SAVINGS BANK DBA STERLING 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: **Sabrina Wickline**

My Commission Expires : **5/15/2024**

TX - Signor1 and Trustee Signor (MERS)

