

After Recording Return to:
First American Mortgage Solutions
4795 Regent Blvd FL 2 MC-3007
Irving, TX 75063

This space for Recorder's use



Case Nbr: 40102475
Ref Number: 82412289
Tax ID: 399800-0-034-0008
10/22/2024
Property Address:
34 SKOKOMISH WAY
LA CONNER, WA 98257-9601
WA0-R-ST 40102475 E 8/27/2024 LRP001

Recording Requested By:
UNITED SERVICES AUTOMOBILE
Prepared By:
AUDREY B TRUMBLE
855-369-2410
3001 Hackberry Rd
Irving, TX 75063

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

USAA FEDERAL SAVINGS BANK, the present beneficiary for the Deed of Trust described below, does hereby substitute First American Title Insurance Company as Trustee under said Deed of Trust in place of SOCIUS LAW GROUP, P.L.L.C.

First American Title Insurance Company, 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: USAA FEDERAL SAVINGS BANK
Made By: ROBERTA B. BUTTERWORTH AND BERT BUTTERWORTH, WIFE AND HUSBAND
Original Trustee: SOCIUS LAW GROUP, P.L.L.C
Date of Deed of Trust: 8/23/2004
Loan Amount: \$75,000.00

Recorded in Skagit County, WA on: 9/13/2004, book N/A, page N/A and instrument number 200409130029

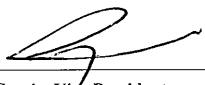
Property Legal Description:
THE REAL PROPERTY LOCATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS: SHELTER BAY, DIVISION NO. 1, LOT NO. 34, AUDITOR'S FILE NO. 730373, VOLUME 9, PAGES 80 & 81, RECORDS OF SKAGIT COUNTY, WASHINGTON.
---ABBREVIATED LEGAL PROVIDED AS A COURTESY--- SHELTER BAY, DIV # 1, LT 34, V9, P 80-81, SKAGIT CO, WA

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **8/27/2024**

USAA FEDERAL SAVINGS BANK

First American Title Insurance Company


By: 
SABRINA A WICKLINE, Vice President

By: 
Naima Smair, Vice President

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

On **8/27/2024**, before me, **EMMA VOGEL**, a Notary Public, personally appeared **SABRINA A WICKLINE, Vice President** of **USAA FEDERAL SAVINGS BANK** and **Naima Smair, Vice President** for **First American Title Insurance Company** personally known to me, or proved to me on the basis of satisfactory evidence, 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**

