

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: 40105682  
Ref Number: 8050788259

Tax ID: P119047  
11/24/2024

Property Address:  
3921 W 12TH ST  
ANACORTES, WA 98221

WA0-R-ST 40105682 E 10/10/2024 LRP001

Recording Requested By:  
Navy Federal Credit Union  
Prepared By:  
AUDREY B TRUMBLE  
855-369-2410  
3001 Hackberry Rd  
Irving, TX 75063

### SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

NAVY FEDERAL CREDIT UNION, 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 FIRST AMERICAN TITLE INSURANCE CO.

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: NAVY FEDERAL CREDIT UNION  
Made By: CHYLSEA L OSTRAND AND JASON T OSTRAND, WIFE AND HUSBAND  
Original Trustee: FIRST AMERICAN TITLE INSURANCE CO  
Date of Deed of Trust: 7/12/2023  
Loan Amount: \$65,000.00

Recorded in Skagit County, WA on: 8/2/2023, book N/A, page N/A and instrument number 202308020010


Property Legal Description:  
LOT 5, PLAT OF ROCK RIDGE WEST, AS RECORDED ON MARCH 25, 2002 UNDER AUDITOR'S FILE NO. 200203250231, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON. ABBRV LEGAL LOT 5, PLAT OF ROCK RIDGE WEST, FILE NO. 200203250231

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **10/10/2024**

**NAVY FEDERAL CREDIT UNION**

**First American Title Insurance Company**


By:   
**Emma F. Vogel, Authorized Agent**

By:   
**Naima Smair, Vice President**

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

On **10/10/2024**, before me, **Sabrina Wickline**, a Notary Public, personally appeared **Emma F. Vogel, Authorized Agent** of **NAVY FEDERAL CREDIT UNION** 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: **Sabrina Wickline**  
My Commission Expires : **5/15/2028**

