

WHEN RECORDED MAIL TO:  
FIRST AMERICAN MORTGAGE SOLUTIONS  
1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402  
PH. 208-528-9895

**SUBSTITUTION OF TRUSTEE**

**WASHINGTON**  
COUNTY OF SKAGIT  
LOAN NO.: 0500684299

*RECORD 1ST*

PARCEL NO. P71704

LEGAL DESCRIPTION: LOTS 1-3, BLK 61, AM. BURL

WHEREAS, the Undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the current Beneficiary of that certain Deed of Trust dated AUGUST 04, 2005, executed by MIGUEL QUEZADA A MARRIED MAN, AS HIS SOLE & SEPARATE PROPERTY, Trustor, to JOAN H. ANDERSON, EVP ON BEHALF OF FLAGSTAR BANK, FSB, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on AUGUST 08, 2005 as Auditors File No. 200508080006 in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

WHEREAS, the Undersigned desires to appoint a new Trustee in the place and stead the Current Trustee; NOW, THEREFORE, in view of the premises, the Undersigned hereby appoints FIRST AMERICAN TITLE INSURANCE COMPANY, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, as successor Trustee under said Deed of Trust, to have all the powers as Trustee, effective forthwith.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on MAY 22, 2025.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

  
JARED THOMAS PETT, VICE PRESIDENT

POD: 20250513  
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MIN: 100052550068429900  
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On MAY 22, 2025, before me, ADDISON RICE, personally appeared JARED THOMAS PETT known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

  
ADDISON RICE (COMMISSION EXP. 06/15/2030)  
NOTARY PUBLIC

ADDISON RICE  
Notary Public - State of Idaho  
Commission Number 20181118  
My Commission Expires Jun 15, 2030