

When Recorded Return To:

Lien Release Dept
M&T Bank
7th Floor - Lien Release Dept.
PO BOX 5178
Buffalo, NY 14240

APPOINTMENT OF SUCCESSOR TRUSTEE

M&T Bank#: 0094011210 "SALVATORE," 465/366 0232446273 0179563440 Skagit, Washington

MIN #:10145610000685985 MERS Corporate Phone Number: 1-888-679-6377

WHEREAS, the undersigned is the present nominee for the Beneficiary under the Deed of Trust Described as follows:

Original Trustor: SHANE SALVATORE, AN UNMARRIED PERSON
Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS DESIGNATED NOMINEE FOR STRONG HOME MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS
Dated: 05-20-2022 Recorded: 05-20-2022 as Instrument No. 202205200104, Book/Reel/Liber N/A, Page/Folio N/A In the County of Skagit State of Washington

Legal: See Exhibit "A" Attached Hereto And By This Reference Made A Part Hereof

Assessor's/Parcel No: P58097/3807-017-008-0005

Property Address: 807 24TH STREET, ANACORTES, WA 98221

AND WHEREAS, the undersigned, who is the present nominee for the Beneficiary under said Deed of Trust, desires to appoint a successor Trustee under said Deed of Trust in the place and stead of present Trustee thereunder;

Now therefore, the undersigned hereby appoints Nationwide Title Clearing, LLC. whose address is 2100 ALT 19 North, Palm Harbor, FL 34683 as Successor Trustee under said Deed of Trust, to have all the powers of said original Trustee, effective immediately.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for Strong Home Mortgage, LLC. beneficiary of the security instrument, its successors and assigns

On September 10th, 2025

By Gloria J. Dishman
Gloria J. Dishman, Assistant Secretary

STATE OF New York
COUNTY OF Erie

On the 10th day of September in the year 2025 before me, the undersigned, personally appeared Gloria J. Dishman, Assistant Secretary of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR Strong Home Mortgage, LLC. BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

WITNESS my hand and official seal,

Holly Suckow
Holly Suckow
Notary Public State of New York
Notary Expires: 10/28/2026 #01SU5068226
Qualified in Erie County

HOLLY SUCKOW
NOTARY PUBLIC STATE OF NEW YORK
ERIE COUNTY
LIC. #01SU5068226
COMM. EXP. 10/28/2026

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Exhibit A

Closing Date: May 20, 2022
Buyer(s): Shane Salvatore
Property Address: 807 24th Street, Anacortes, WA 98221

PROPERTY DESCRIPTION:

That portion of Lots 7 and 8, Block 17, Nelson's Addition to Anacortes, Wash., as per plat recorded in Volume 2 of Plats, page 102, records of Skagit County, Washington, described as follows:

Beginning in the Northwest corner of said Lot 7;
thence North 89 degrees 59'34" East, 32.02 feet;
thence South 0 degrees 00'54" East, 81.52 feet;
thence South 89 degrees 59'36" West, 10.89 feet;
thence South 00 degrees 01'01" East, 18.43 feet;
thence South 89 degrees 59'36" West, 21.12 feet;
thence North 00 degrees 01'01" West, 99.95 feet to the POINT OF BEGINNING.

Situate in the City of Anacortes, County of Skagit, State of Washington.