

When Recorded Return To:  
First American Title Insurance Company  
P.O. Box 571797  
Salt Lake City, UT 84157-1797  
Ref No.: 9123124478-168542-FR  
Date of Document: 12-15-2014  
MERS MIN: 100252230001824990  
MERS PHONE: 888-679-6377

#### **SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

**WHEREAS**, that certain Deed of Trust described below provides that the holder of the Note secured by said Deed of Trust may appoint a successor Trustee thereunder appointed;

**NOW THEREFORE**, Mortgage Electronic Registration Systems, Inc. ("Mers"), as nominee for W.J. Bradley Mortgage Capital LLC, its Successors and Assigns, being the present legal owner and holder of the indebtedness secured by said Deed of Trust, does hereby substitute and appoint **First American Title Company**, as successor Trustee; and,

**WHEREAS**, Mortgage Electronic Registration Systems, Inc. ("Mers"), as nominee for W.J. Bradley Mortgage Capital LLC, its Successors and Assigns hereby acknowledges that the Promissory Note and all other indebtedness secured by the Deed of Trust have been fully satisfied and that the successor trustee mentioned herein is hereby requested to reconvey said Deed of Trust; and,

**THEREFORE**, First American Title Company as successor Trustee under the below described Deed of Trust, does hereby grant, bargain, sell and reconvey, without warranty, to the person(s) entitled thereto, all right, title and interest in and to the trust property now held by it as Trustee under said Deed of Trust.

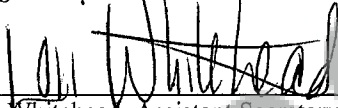
Original Borrower(s): **Joshua William Hughes and Savannah Jane Hughes, husband and wife**  
Original Beneficiary: **Mortgage Electronic Registration Systems, Inc. ("Mers"), as nominee for W.J. Bradley Mortgage Capital LLC, its Successors and Assigns**  
Deed of Trust Date: **12-10-2013** Recording Date: **12-18-2013**  
Book: n/a Page: n/a Document # **2013002752**  
Tax ID Number: **02-07-20-4-3-3600-00**

**Legal Description:** Lot 19, Block 6, Reloaced North Bonneville


and recorded in the official records of the **County of Skamania**, State of **Washington** affecting Real Property and more particularly described on said. Deed of Trust referred to herein.

IN WITNESS WHEREOF, the undersigned has caused these presents to be executed on this date of December 15, 2014.

*Mortgage Electronic Registration Systems, Inc. ("Mers"), as nominee for W.J. Bradley Mortgage Capital LLC, its Successors and Assigns*

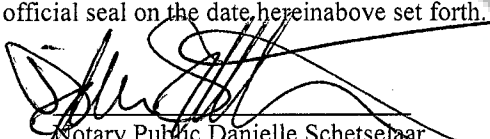
  
Lori Whitehead, Assistant Secretary

**First American Title Company**

  
Lori Whitehead, Authorized Agent

State of Utah  
County of Salt Lake

On this date of December 15, 2014, before me, the undersigned authority, a Notary Public, appeared Lori Whitehead and Lori Whitehead, personally known to me, as Assistant Secretary of Mortgage Electronic Registration Systems, Inc. ("Mers"), as nominee for W.J. Bradley Mortgage Capital LLC, its Successors and Assigns and Authorized Agent Of First American Title Company respectively, who acknowledged that he is duly authorized to execute the foregoing instrument on behalf of said corporations and that said corporations executed the same. Witness my hand and official seal on the date hereinabove set forth.

  
Notary Public Danielle Schetselaar  
My Commission Expires: 08-27-2016

