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 Case Nbr: 38615730 Ref Number: 8501274954 Tax ID: 03073633013000 12/29/2020 Property Address: 856 NW ANGEL HTS ROAD STEVENSON, WA 98648 WA0M-R-ST38615730 11/9/2020 LRP001	Recording Requested By: UMPQUA BANK Prepared By: AUDREY B TRUMBLE Assistant Secretary 855-369-2410 3001 Hackberry Rd Irving, TX 75063
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MIN #: 100045810001364501 MERS Phone #: 888-679-6377

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., whose address is P.O. Box 2026, Flint, MI 48501-2026, AS DESIGNATED NOMINEE FOR UMPQUA BANK., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the present beneficiary for the Deed of Trust described below, does hereby substitute Nationwide Trustee Services, Inc., A Washington Corporation as Trustee under said Deed of Trust in place of COLUMBIA GORGE TITLE.

Nationwide Trustee Services, Inc., A Washington Corporation, 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	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UMPQUA BANK., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS
Made By:	KRISTIN E WOOD AND ROBERTA L HALE, MARRIED INDIVIDUALS
Original Trustee:	COLUMBIA GORGE TITLE
Date of Deed of Trust:	5/5/2016
Loan Amount:	\$332,000.00

Recorded in Skamania County, WA on: 5/5/2016, book N/A, page N/A and instrument number 2016000862

Property Legal Description:
LOT 28 IF ANGEL HEIGHTS, ACCORDING TO THE RECORDED PLAT THEREOF, RECORDED IN AUDITOR FILE NO. 2005158873, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON. LOT 28 ANGEL HEIGHTS AF # 2005158873 APN #: 03-07-36-3-3-0130-00

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **11/9/2020**

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

**Nationwide Trustee Services, Inc., A Washington
Corporation**

By: _____
JESSICA DELPIT, Vice President
State of TX, County of **Dallas**

By: _____
Jessica Lykins, Authorized Signor

On 11/9/2020, before me, **LEWIS WILSON, III**, a Notary Public, personally appeared **JESSICA DELPIT, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UMPQUA BANK., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS** and **Jessica Lykins, Authorized Signor of Nationwide Trustee Services, Inc., A Washington Corporation** personally known to me 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: **LEWIS WILSON, III**
My Commission Expires : **3/6/2024**

