

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

SUBSTITUTION OF TRUSTEE  
RECORD 1ST

WASHINGTON  
COUNTY OF SKAMANIA



PARCEL NO. 02-07-20-0-0-0303-00

LEGAL DESCRIPTION: LOT 3 OF LAKESHORE ESTATE SHORT PLAT, RECORDED IN BOOK T OF SHORT PLATS, PAGE 111, SKAMANIA COUNTY RECORDS.

WHEREAS, the Undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR AXIA FINANCIAL, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the Beneficiary of that certain Deed of Trust dated JULY 12, 2019, executed by MARK R FARRELL AND SUSAN K FARRELL, HUSBAND AND WIFE, Trustor, to COLUMBIA GORGE TITLE, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR AXIA FINANCIAL, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on JULY 17, 2019 as Auditors File No. 2019-001232 in the Records of the County Auditor's Office for SKAMANIA 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 JUNE 07, 2021.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR AXIA FINANCIAL, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

  
NATALIE FELT, VICE PRESIDENT

POD: 20210525  
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STATE OF IDAHO      COUNTY OF BONNEVILLE      ) ss.

On JUNE 07, 2021, before me, CAITLIN BUONO, personally appeared NATALIE FELT known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR AXIA FINANCIAL, LLC, 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.

  
CAITLIN BUONO (COMMISSION EXP. 03/29/2025)  
NOTARY PUBLIC

