

Skamania County, WA  
Total: \$222.50 Pgs=2  
ASGN RECON  
Request of:  
eRecorded by: CSC Ingeo

2022-000139  
01/20/2022 02:47 PM

After Recording Return to:  
CoreLogic  
P.O. Box 9232  
Coppell, TX 75019

This space for Recorder's use



Case Nbr: 39413703  
Ref Number: 8501335667

Tax ID: 02072042020000  
3/14/2022  
Property Address:  
3003 WINDSONG DRIVE  
NORTH BONNEVILLE, WA 986394654  
WA0M-R-ST39413703 E 1/20/2022 LRP001

Recording Requested By:  
UMPQUA BANK  
Prepared By:  
AUDREY B TRUMBLE  
Assistant Secretary  
855-369-2410  
3001 Hackberry Rd  
Irving, TX 75063

MIN #: 100045810001969853 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, UMPQUA BANK., 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: BRADLEY W ANDERSEN AND DEANNA L ANDERSEN, HUSBAND AND WIFE.  
Original Trustee: COLUMBIA GORGE TITLE.  
Date of Deed of Trust: 10/27/2017  
Loan Amount: \$285,000.00

Recorded in Skamania County, WA on: 10/30/2017, book N/A, page N/A and instrument number 2017002263

Property Legal Description:  
THAT PORTION OF THE S.M. I HAMILTON DONATION LAND CLAIM, LYING WITHIN SECTION 20, TOWNSHIP 2 NORTH, RANGE 7 LAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS: LOT 2 OF THE PLAT ALTERATION OF SHORT PLAT 'A' RECORDED IN I ROOK \*T PAGE 107. WHICH CORRECTS SHORT PLAT 'A' IN BOOK .3 OF SHORT PLATS, PAGE 212, SKAMANIA COUNTY RECORDS. EXCEPTING THEREFROM THAT, PORTION CONVEYED TO THE CITY OF NORTH BONNEVILLE, RECORDED IN AUDITOR'S FILE NO. 2006162036.

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on **1/20/2022**

**UMPQUA BANK.**

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

By:                     *EMMA F VOGEL*                      
**EMMA F VOGEL, Vice President**  
State of **TX**, County of **Dallas**

By:                     *CYNTHIA GAY*                      
**Cynthia Gay, Vice President**

On **1/20/2022**, before me, **Ratanaphone Vilayleuth**, a Notary Public, personally appeared **EMMA F VOGEL, Vice President** of **UMPQUA BANK.** and **Cynthia Gay, Vice President** 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.

                    *RATANAPHONE VILAYLEUTH*                      
Notary Public: **Ratanaphone Vilayleuth**  
My Commission Expires : **3/6/2024**  
TX - Signor1 and Trustee Signor (MERS)

