


Skamania County, WA
Total: \$322.50 Pgs=2
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Request of:
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2024-000027
01/08/2024 07:58 AM

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 Case Nbr: 40015080 Ref Number: 8501431588 Tax ID: 03072520011500 3/4/2024 Property Address: 2242 LOOP RD STEVENSON, WA 98648 WA0M-R-ST40015080 E 1/5/2024 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 #: 1000458-1000292680-3 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 FIDELITY NATIONAL TITLE OF WASHINGTON, INC..

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., AS DESIGNATED NOMINEE FOR UMPQUA BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS
Made By:	BIANCA M SANTINO, AS HER SEPARATE ESTATE
Original Trustee:	FIDELITY NATIONAL TITLE OF WASHINGTON, INC.
Date of Deed of Trust:	1/27/2020
Loan Amount:	\$254,000.00


Recorded in Skamania County, WA on: 2/3/2020, book N/A, page N/A and instrument number 2020-000260

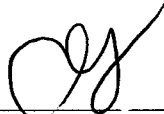
Property Legal Description:
LOT 1 OF THE ANITA SMITH SHORT PLAT, RECORDED IN BOOK "3" OF SHORT PLATS, PAGE 35, SKAMANIA COUNTY RECORDS. LOT 1 SHORT PLATS 3/35 APN #: 03 07 25 2 01115 00

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 1/5/2024

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


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

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

By: 
Cynthia Gay, Vice President

On 1/5/2024, before me, **OLIVIA MARIE WILLIAMS - GALLOWAY**, a Notary Public, personally appeared **EMMA F VOGEL, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR UMPQUA BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS** 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.


Notary Public: **OLIVIA MARIE WILLIAMS - GALLOWAY**
My Commission Expires : **8/10/2025**
TX - Signor1 and Trustee Signor (MERS)

