

Skamania County, WA

Total: \$20.00 Pgs=3

ASGN

Request of: MERIDIAN ASSET SERVICES

eRecorded by: Simplifile

2024-000869

07/08/2024 08:07 AM

Prepared By and Return To:

Meridian Asset Services, LLC
140 Fountain Parkway N Suite 100
St. Petersburg, FL 33716
(239) 351-2442

Space above for Recorder's use

Loan No: 4547306



22036272

ASSIGNMENT OF DEED OF TRUST

FOR GOOD AND VALUABLE CONSIDERATION, the sufficiency of which is hereby acknowledged, the undersigned, **J.P. MORGAN MORTGAGE ACQUISITION CORP.**, whose address is **383 MADISON AVENUE, 8TH FLOOR, NEW YORK, NY 10179**, (ASSIGNOR), does hereby grant, assign and transfer to **GOLDMAN SACHS MORTGAGE COMPANY**, whose address is **2001 ROSS AVENUE SUITE 2800, DALLAS, TEXAS 75201**, (ASSIGNEE), its successors, transferees and assigns forever, all beneficial interest under that certain deed of trust, together with the certain note(s) described therein with all interest, all liens, and any rights due or to become due thereon.

Date of Deed of Trust: **12/3/2008**

Original Loan Amount: **\$131,500.00**

Executed by (Borrower(s)): **MARTIN RUSSELL WELLS SR & THERESA ANNE WELLS**

Original Trustee: **LS TITLE OF WASHINGTON**

Original Beneficiary: **COUNTRYWIDE BANK, FSB**

Filed of Record: In Book N/A, Page N/A

Document/Instrument No: **2008171691** in the Recording District of **Skamania, WA**, Recorded on **12/17/2008**.

Legal Description: **SEE EXHIBIT "A" ATTACHED**

Property more commonly described as: **182 CATHMAR PARK LN, WASHOUGAL, WASHINGTON 98671**

IN WITNESS WHEREOF, the undersigned by its duly elected officers and pursuant to proper authority of its board of directors has duly executed, sealed, acknowledged and delivered this assignment.

Date: **6/24/2024**

J.P. MORGAN MORTGAGE ACQUISITION CORP., BY MERIDIAN ASSET SERVICES, LLC, ITS ATTORNEY-IN-FACT

By: **TRISTAN CORDER**
Title: **VICE PRESIDENT**

Witness Name: **JUSTIN CALITRO**

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT

State of **FLORIDA**
County of **PINELLAS**

On 6/24/2024, before me, **MONICA HASTEY-MCMAHON**, a Notary Public, personally appeared **TRISTAN CORDER, VICE PRESIDENT** of/for **MERIDIAN ASSET SERVICES, LLC, AS ATTORNEY-IN-FACT FOR J.P. MORGAN MORTGAGE ACQUISITION CORP.**, personally known to me, or who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument 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 instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of **FLORIDA** that the foregoing paragraph is true and correct. I further certify the foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization and that **TRISTAN CORDER**, signed, sealed, attested and delivered this document as a voluntary act in my presence.

Witness my hand and official seal.



(Notary Name): **MONICA HASTEY-MCMAHON**
My commission expires: **09/06/2025**



MONICA HASTEY-MCMAHON
Notary Public
State of Florida
Comm# HH172753
Expires 9/6/2025

EXHIBIT "A"

The following described property:

Parcel 1

A parcel of land in the Northwest Quarter of the Northwest Quarter of Section 34, Township 2 North, Range 5 East of the Willamette Meridian in the County of Skamania, State of Washington described as follows:

Beginning at the Southeast corner of the Northwest Quarter of the Northwest Quarter of the said Section 34; thence North 00 deg. 40' 49" West along the East line of said Northwest Quarter of the Northwest Quarter of Section 34, 561.87 feet; thence North 13 deg. 24' 55" West along the West edge of the right of way of the Washougal River Road 84.66 feet to the true point of beginning; thence South 75 deg. 39' 39" West 294.33 feet; thence North 24 deg. 44' 50" West 24.39 feet; thence South 75 deg. 49' 03" West 534.02 feet to a point on the East edge of a 30 feet driveway; thence North 08 deg. 31' 03" West along the East edge of said driveway 135.00 feet; thence North 73 deg. 36' 47" East 497.14 feet; thence North 79 deg. 24' 22" East 312.80 feet to the West edge of the right of way of the Washougal River Road; thence South 22 deg. 07' 01" East along the said right of way 83.60 feet; thence South 13 deg. 24' 15" East along the said right of way 74.27 feet to the true point of beginning.

Parcel 2

A tract of land in the Northwest Quarter of the Northwest Quarter of Section 34, Township 2 North, Range 5 East of the Willamette Meridian, in the County Skamania, State of Washington, described as follows:

Beginning at the Southeast corner of the Northwest Quarter of the Northwest Quarter of the said Section 34; thence North 00 deg. 40' 49" West along the East line of said Northwest Quarter of the Northwest Quarter of Section 34, 561.87 feet; thence North 13 deg. 24' 55" West along the West edge of the right of way of the Washougal River Road 84.46 feet; thence South 75 deg. 39' 39" West 294.33 feet; thence North 24 deg. 44' 50" West 24.39 feet; thence South 75 deg. 49' 03" West 534.02 feet to a point on the East edge of a 30 feet driveway; thence North 08 deg. 31' 03" West along the East edge of said driveway 135.00 feet; thence North 73 deg. 36' 47" East 497.14 feet to the true point of beginning; thence continuing North 73 deg. 36' 47" East to the West line of Washougal River Road; thence South 22 deg. 07' 01" East along the West line of said road to the Northeast corner of a tract of land conveyed to Carl E. Lehman by Instrument recorded November 27, 1974 in Book 67, Page 946 Skamania County Deed Records; thence South 79 deg. 24' 22" West 312.80 feet to the true point of beginning.

Assessor's Parcel No: 02053420040100