

Skamania County, WA
Total: \$323.50 Pgs=3
ASGN RECON
Request of:
eRecorded by: CSC Ingeo

2024-001152
08/19/2024 08:35 AM

RELEASE PREPARED BY AND
AFTER RECORDING RETURN TO:

DS DocSolutionUSA

DocSolutionUSA, LLC dba DocSolution, Inc.
2316 Southmore
Pasadena, TX 77502
713-941-4928

DocSolution, Inc. did not prepare a title search of the property encumbered by the security instrument described herein. The preparer of this document makes no representation as to the status of the title, loan history, property use or zoning regulations concerning described assigned, transferred, released, or conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and/or their agent. No boundary survey was made at the time of this assignment, transfer or conveyance.

PHHFD/ROL
88801546242088-ER



* 1 5 2 1 3 8 1 *
MIN: 1013373100001075822

MERS Telephone No. 1-888-679-6377

STATE OF WASHINGTON

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR CANOPY MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the current holder of the obligations secured by that certain Deed of Trust, described below does hereby substitute TRUSTEE SERVICES, INC., whose address is PO BOX 2980, Silverdale, WA 98383 as trustee in lieu of the named Trustee under said Deed of Trust. TRUSTEE SERVICES, INC. hereby accepts said appointment as Trustee under said Deed of Trust and, as Successor Trustee, pursuant to the request of said Owner and Holder, does hereby reconvey without warranty to the person(s) legally entitled thereto, all estate now held by it under said Deed of Trust.

Trustor: BRANDT SCHMIDTMANN AND KAREN K. SCHMIDTMANN, TRUSTEES OF
THE SCHMIDTMANN TRUST DATED DECEMBER 6, 2016
, of the deed of trust, and any trustor or successor in interest on whose behalf
payment was made

Original Trustee: CHICAGO TITLE INSURANCE COMPANY

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS
DESIGNATED NOMINEE FOR CANOPY MORTGAGE, LLC BENEFICIARY OF
THE SECURITY INSTRUMENT, its successors and assigns

Dated: 9/28/2020

Amount: \$390,000.00

Recorded: 10/12/2020 in SKAMANIA County, State of Washington as Instrument or Auditor
No. 2020-002756

DATE: 12 day of Aug, 2024

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

BY: Lisa Marie King
NAME: LISA MARIE KING
TITLE: VICE PRESIDENT

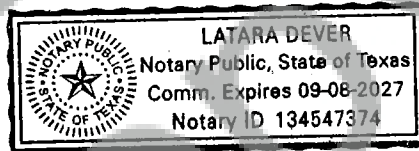
STATE OF TEXAS

COUNTY OF HARRIS

Before me, the undersigned, a Notary Public on this day personally appeared LISA MARIE KING, VICE
PRESIDENT, known to me (or proved to me on the oath of _____), to be the person and
officer whose name is subscribed to the foregoing instrument and acknowledged to me that the same was
the act of the said MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED
NOMINEE FOR CANOPY MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS
SUCCESSORS AND ASSIGNS, a corporation, and that he/she had executed the same as the act of such
corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office, this 12 day of Aug, A.D. 2024

Latarra Dever
NOTARY PUBLIC, STATE OF TEXAS

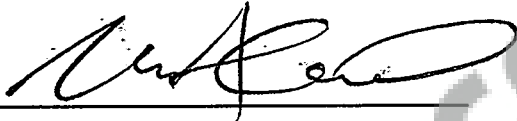


TSI # : W838453G

1521381

Loan #: 8015462420

Trustee Services, Inc.



Matthew J Ormerod, Assistant Vice President

State of Washington
County of Kitsap

On 08/12/2024, before me, JILL O'CONNOR, a Notary Public qualified for said County, personally came Matthew J Ormerod, Assistant Vice President known to me to be the identical person who executed the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed for the uses and purposed therein mentioned.

Witness my hand and official seal,



JILL O'CONNOR
Notary Public in and for the State of Washington
Commission Lic# 22005302
Commission Expires# 01/10/2026

NOTARY PUBLIC STATE OF WASHINGTON JILL O'CONNOR COMMISSION EXPIRES 01/10/2026 COMM LIC# 22005302
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