

Skamania County, WA  
Total: \$302.00 Pgs=2  
ASGN  
Request of: FIRST AMERICAN MORTGAGE SOLUTIONS  
eRecorded by: Simplifile

**2025-001923**

12/02/2025 07:54 AM

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

## **SUBSTITUTION OF TRUSTEE**

**WASHINGTON**  
COUNTY OF SKAMANIA  
LOAN NO.: 8200075045

**RECORD 1ST**



PARCEL NO. 02053000131500

LEGAL DESCRIPTION: **LOT 2 OF THE PANDA HEIGHTS SHORT PLAT**

WHEREAS, the Undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.** ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN FINANCING CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the current Beneficiary of that certain Deed of Trust dated **MAY 17, 2024**, executed by **ANDREW HOWARD AND ALANNA HOWARD, A MARRIED COUPLE**, Trustor, to **PRIORITY TITLE & ESCROW, LLC**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.** ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN FINANCING CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **MAY 28, 2024** as Auditors File No. 2024-000631 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 **DECEMBER 01, 2025**.  
**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.** ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN FINANCING CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

**TODD SLEIGHT, VICE PRESIDENT**

POD: 20251110  
MS8051724IM - SOT - WA



Page 1 of 2

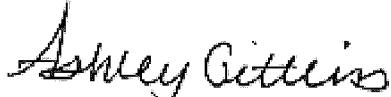


DOCUMENT 1 OF 2

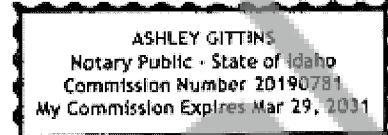
MIN: 100339700008595253  
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **DECEMBER 01, 2025**, before me, **ASHLEY GITTINS**, personally appeared **TODD SLEIGHT** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.** ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN FINANCING CORPORATION, **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.



**ASHLEY GITTINS (COMMISSION EXP. 03/29/2031)**  
NOTARY PUBLIC



Unofficial  
Copy