



201608260043

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Case Nbr: 35655571
Ref Number: 96473102760742

Tax ID: P66397/P66398
9/23/2016

Property Address:
34287 N Shore Dr
Mount Vernon, WA 98274-8217

WA0-R-ST 35655571 8/23/2016 LRP002

Recording Requested By:
Key Bank National Association

Prepared By:
Stephanie Dorsey
844-899-3707
1 CoreLogic Drive
Westlake, TX 76262

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

KEYBANK NATIONAL ASSOCIATION, 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 FIRST AMERICAN TITLE INSURANCE COMPANY.

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: KEYBANK NATIONAL ASSOCIATION
Made By: RICHARD E. GIFFORD, MARRIED SUSAN D. GIFFORD, MARRIED
Original Trustee: FIRST AMERICAN TITLE INSURANCE COMPANY
Date of Deed of Trust: 1/18/2013
Loan Amount: \$420,000.00

Recorded in Skagit County, WA on: 1/30/2013, book N/A, page N/A and instrument number 201301300114

Property Legal Description:
LOT 1, SHORT PLAT NO. PLO-06-0156 APPROVED JANUARY 31, 2007 RECORDED JANUARY 31, 2007 UNDER AUDITOR'S FILE NO. 200701310108, SAID SHORT PLAT BEING A PORTION OF LOT 59, 60 AND TRACT C OF LAKE CAVANUGH SUBDIVISION, DIVISION 1, AS PER PLAT RECORDED IN VOL 5 OF PLATS, PAGES 37 THROUGH 43, INCLUSIVE RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING WITHIN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 33 NORTH, RANGE 6 EAST, W.M. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 8/23/2016

KEYBANK NATIONAL ASSOCIATION

Nationwide Trustee Services, Inc., A Washington Corporation

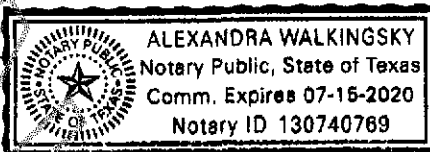
By: [Signature]
Beverley J. Morgan, Authorized Signor
State of TX, County of Tarrant

By: [Signature]
Lisa G. Barlag, Vice President

On 8/23/2016, before me, Alexandra WalkingSky, a Notary Public, personally appeared Beverley J. Morgan, Authorized Signor of KEYBANK NATIONAL ASSOCIATION and Lisa G. Barlag, 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.

[Signature]
Notary Public: Alexandra WalkingSky
My Commission Expires: 7/15/2020



UNRECORDED INSTRUMENT DOCUMENT