



201612200028

Skagit County Auditor

12/20/2016 Page

1 of

\$89.00

2 10:35AM

When recorded mail to:
CoreLogic
P.O. Box 961006
Ft Worth, TX 76161-9836

This space for Recorder's use



Case Nbr: 36038322
Ref Number: 8000130800

Tax ID: 4025000060007
2/7/2017

Property Address:
19064 SULFUR SPRINGS RD
MOUNT VERNON, WA 98274

WA0-R-ST 36038322 12/16/2016 LRP001

Recording Requested By:
UNITED SERVICES AUTOMOBILE
Prepared By:
Stephanie Dorsey
844-899-3707
1 CoreLogic Drive
Westlake, TX 76262

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

USAA FEDERAL SAVINGS BANK, 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 CHICAGO TITLE INSURANCE COMPANY, A NEBRASKA CORPORATION.

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: USAA FEDERAL SAVINGS BANK
Made By: CHARLOTTE L. BUNN AND WINSTON RAY BUNN, JOINING
HEREIN AS OWNER, NOT AS BORROWER, WIFE AND HUSBAND
Original Trustee: CHICAGO TITLE INSURANCE COMPANY, A NEBRASKA
CORPORATION
Date of Deed of Trust: 11/15/2011
Loan Amount: \$90,000.00

Recorded in Skagit County, WA on: 11/29/2011, book N/A, page N/A and instrument number 201111290016

Property Legal Description:

THE FOLLOWING DESCRIBED PROPERTY: SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, PARCEL "A": TRACT 6, "ASSESSOR'S PLAT OF SUNNYSIDE BIG LAKE TRACTS", ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 9 OF PLATS, PAGE 13, RECORDS OF SKAGIT COUNTY, WASHINGTON; TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR PURPOSES OF INGRESS, EGRESS AND UTILITIES OVER AND ACROSS THE NORTHEASTERLY 20 FEET OF TRACTS 1 THROUGH 19, OF SAID PLAT. PARCEL "B": THAT PORTION OF THE 140 FOOT WIDE RAILROAD RIGHT OF WAY, COMMONLY KNOWN AS THE NORTHERN PACIFIC RAILWAY RUNNING NORTHWESTERLY AND SOUTHEASTERLY THROUGH GOVERNMENT LOT 1 OF SECTION 7, TOWNSHIP 33 NORTH, RANGE 5 EAST, W.M., WHICH LIES BETWEEN THE NORTHEASTERLY EXTENSIONS OF BOTH THE NORTHWESTERLY AND SOUTHEASTERLY LINES OF TRACT 6 OF THE "ASSESSOR'S PLAT OF SUNNYSIDE BIG LAKE TRACTS", AS PER PLAT RECORDED IN VOLUME 9 OF PLAT, PAGE 13, RECORDS OF SKAGIT COUNTY, WASHINGTON. -----ABBREVIATED LEGAL PROVIDED AS A COURTESY----- TR 6, ASSESSOR'S PLAT OF SUNNYSIDE BIG LAKE TRACTS, V9, P 13, SKAGIT CO., WA ASSESSOR'S PARCEL NO: 4025000060007

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 12/16/2016

USAA FEDERAL SAVINGS BANK

Nationwide Trustee Services, Inc., A Washington Corporation

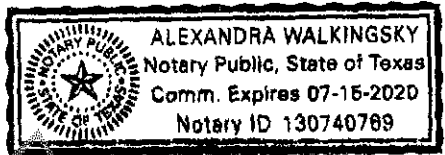
By: [Signature]
Tamara M. Lawson, Assistant Secretary
State of TX, County of Tarrant

By: [Signature]
Tina K. Sandor-Provencher, Vice President

On 12/16/2016, before me, Alexandra Walkingsky, a Notary Public, personally appeared Tamara M. Lawson, Assistant Secretary of USAA FEDERAL SAVINGS BANK and Tina K. Sandor-Provencher, 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 ORIGINAL DOCUMENT