



Skagit County Auditor
9/5/2017 Page

1 of 1 12:48PM
\$16.00

PREPARED BY: FIRST AMERICAN MORTGAGE SOLUTIONS
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 SKAGIT
LOAN NO.: 0001738894

RECORD 1ST



PARCEL NO. P123244

LEGAL DESCRIPTION: LOT 151, NOOKACHAMP HILLS PUD, PHASE IIB

WHEREAS, the Undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR OHIO SAVINGS BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, is the current beneficiary, or the nominee of the current beneficiary, under that certain Deed of Trust dated November 07, 2006, executed by **THOMAS P HIXSON AND TIA B HIXSON, HUSBAND AND WIFE**, Trustor, to **FIRST AMERICAN TITLE**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR OHIO SAVINGS BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **NOVEMBER 09, 2006** as Auditors File No. 200611090071 in the Records of the County Auditor's Office for **SKAGIT** 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.

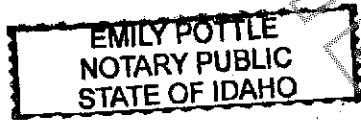
IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed this **AUGUST 23, 2017**.
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR OHIO SAVINGS BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

LISA CARTER, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **AUGUST 23, 2017**, before me, **EMILY POTTLE**, personally appeared **LISA CARTER** known to me to be the **VICE PRESIDENT** of 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.

EMILY POTTLE (COMMISSION EXP. 09/15/2020)
NOTARY PUBLIC



POD: 20170804
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