



201905140014

05/14/2019 08:38 AM Pages: 1 of 2 Fees: \$116.00
Skagit County Auditor

RETURN TO:
C. R. Hall
Orion Financial Group, Inc.
2860 Exchange Blvd. # 100
Southlake TX 76092

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

WHEREAS, **DONG VAN NGUYEN AND THU HUONG LE, HUSBAND AND WIFE**, was the original Trustor, **FIRST AMERICAN TITLE INSURANCE COMPANY**, was the original Trustee, and **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., (MERS) AS NOMINEE FOR CITADEL SERVICING CORPORATION ITS SUCCESSORS AND ASSIGNS**, was the original Beneficiary, under that certain Deed of Trust dated 4/26/2018, and recorded on April 30, 2018, as File # 201804300242 of the Official Records of Skagit County, Washington, and WHEREAS, the undersigned **UMB BANK, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS LEGAL TITLE TRUSTEE FOR LVS TITLE TRUST VI** is the present Beneficiary under said Deed of Trust, and WHEREAS, the undersigned desires to substitute a new Trustee under said Deed of Trust in the place and stead of **FIRST AMERICAN TITLE INSURANCE COMPANY, A Corporation**, the original Trustee thereunder, NOW, THEREFORE, the undersigned hereby substitutes **NATIONWIDE TRUSTEE SERVICES, INC., a Washington Corporation**, as Trustee under said Deed of Trust, and as Substitute Trustee, DOES HEREBY RECONVEY to the person or persons legally entitled thereto, without warranty, all the estate, title, and interest acquired by Trustee under said Deed of Trust. The land referred to in said Deed of Trust is situated in the State of Washington, County of Skagit.

Date: 04/24/2019

NATIONWIDE TRUSTEE SERVICES, INC., a
Washington Corporation

UMB BANK, NATIONAL ASSOCIATION, NOT IN
ITS INDIVIDUAL CAPACITY, BUT SOLELY AS
LEGAL TITLE TRUSTEE FOR LVS TITLE TRUST VI
by Citadel Servicing Corporation as its attorney-in-fact

Charles R. Hall, Vice President

By:

Connie M. Riggsby, Vice President



NGUYEN YNS *19020047*

State of TX
County of Tarrant

On 04/24/2019 before me, a Notary Public, in and for said county and state, personally appeared Connie M. Riggsby, Vice President, by Citadel Servicing Corporation as its attorney-in-fact for UMB BANK, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS LEGAL TITLE TRUSTEE FOR LVS TITLE TRUST VI, (known to me) (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument on behalf of the corporation therein named, and he/she acknowledged to me that such corporation executed the same, and that he/she subscribed the name of said corporation thereto on its behalf.

In Witness Whereof, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



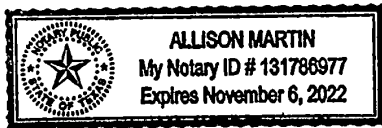
A handwritten signature in black ink, appearing to be "AM", written over a horizontal line.

Notary Public, Allison Martin
My Commission Expires: 11/06/2022

State of TX
County of Tarrant

On 04/24/2019, before me, a Notary Public, in and for said county and state, personally appeared Charles R. Hall, Vice President for NATIONWIDE TRUSTEE SERVICES, INC., a Washington Corporation, (known to me) (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument, and he/she acknowledged to me that he/she executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



A handwritten signature in black ink, appearing to be "AM", written over a horizontal line.

Notary Public, Allison Martin
My Commission Expires: 11/06/2022

19020047

WA Skagit

CITADEL/ROL