



202012290050

12/29/2020 10:30 AM Pages: 1 of 2 Fees: \$19.00
Skagit County Auditor

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

SUBSTITUTION OF TRUSTEE

WASHINGTON

RECORD 1ST



COUNTY OF SKAGIT
LOAN NO.: 0440453826

PARCEL NO. P74387

LEGAL DESCRIPTION: THE W. 20 FEET OF LOT 9, AND ALL OF LOTS 8, 13 - 14, BLOCK 18, MAP OF SYNDICATE
ADD TO THE TOWN OF LACONNER

WHEREAS, the Undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FARMERS BANK & TRUST, NA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the Beneficiary of that certain Deed of Trust dated FEBRUARY 08, 2013, executed by LARRY HIGGINS AND TURINE HIGGINS, HUSBAND AND WIFE, Trustor, to LINEAR TITLE & CLOSING, LTD, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FARMERS BANK & TRUST, NA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on FEBRUARY 22, 2013 as Auditors File No. 201302220087 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 on DECEMBER 14, 2020. MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FARMERS BANK & TRUST, NA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

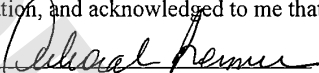

NATALIE FELT, VICE PRESIDENT

POD: 20201030
FS8090112IM - SOT - WA



STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **DECEMBER 14, 2020**, before me, **DEBORAH REIMER**, personally appeared **NATALIE FELT** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **NOMINEE FOR FARMERS BANK & TRUST, NA, 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.


DEBORAH REIMER (COMMISSION EXP. 03/29/2025)
NOTARY PUBLIC

