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01/05/2021 11:58 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.: 0440792362

PARCEL NO. P124013

LEGAL DESCRIPTION: THE LAND REFERRED TO IN THIS REPORT POLICY IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, AND IS DESCRIBED AS FOLLOWS: LOT 30 "THE ORCHARDS P.U.D." ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 19, 2006 UNDER AUDITORS FILE NO. 200601190126, RECORDS SKAGIT COUNTY

WHEREAS, the Undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN FINANCIAL RESOURCES, INC., 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 JULY 14, 2017, executed by RAYMOND OULD AND EVA OULD, HUSBAND AND WIFE, Trustor, to GUARDIAN NORTHWEST TITLE, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN FINANCIAL RESOURCES, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on JULY 20, 2017 as Auditors File No. 201707200070 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 28, 2020. MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN FINANCIAL RESOURCES, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

LISA M. CARTER, VICE PRESIDENT

POD: 20201203  
FS8090112IM - SOT - WA



STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **DECEMBER 28, 2020**, before me, **EMILY POTTLE**, personally appeared **LISA M. CARTER** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **NOMINEE FOR AMERICAN FINANCIAL RESOURCES, INC., 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.

  
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**EMILY POTTLE (COMMISSION EXP. 09/15/2026)**  
NOTARY PUBLIC

