



**202101190139**

01/19/2021 10:35 AM Pages: 1 of 2 Fees: \$122.50  
Skagit County Auditor

After Recording Return to:  
CoreLogic  
Lien Release, P.O. Box 9232  
Coppell, TX 75019

This space for Recorder's use



Case Nbr: 38687425  
Ref Number: 8030639051

Tax ID: 4876-000-016-0000  
1/23/2021

Property Address:  
14332 ROAD RUNNER LN  
BURLINGTON, WA 98233

WA0-R-ST 38687425 1/13/2021 LRP001

Recording Requested By:  
Navy Federal Credit Union  
Prepared By:  
Audrey Trumble  
855-369-2410  
3001 Hackberry Rd  
Irving, TX 75063

**SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

NAVY FEDERAL CREDIT UNION, 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 **PREMIER TITLE OF ISLAND COUNTY**.

**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: **NAVY FEDERAL CREDIT UNION**  
Made By: **JUSTIN A SEBENS AND HALEY W SEBENS, A MARRIED COUPLE**  
Original Trustee: **PREMIER TITLE OF ISLAND COUNTY**  
Date of Deed of Trust: **9/14/2018**  
Loan Amount: **\$441,400.00**

Recorded in **Skagit County, WA** on: **9/14/2018**, book **N/A**, page **N/A** and instrument number **201809140103**


Property Legal Description:

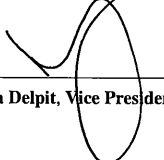
**DESCRIPTION: LOT 16, "BAY MEADOWS," AS PER PLAT RECORDED ON NOVEMBER 28, 2005, UNDER AUDITOR'S FILE NO. 200511280180, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH THAT PORTION OF LOT 15, "BAY MEADOWS," AS PER PLAT NOVEMBER 28, 2005, UNDER AUDITOR'S FILE NO. 200511280180, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING EAST OF LINE X AND NORTH OF LINE Y, DESCRIBED AS FOLLOWS: LINE X BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 16 OF SAID PLAT; THENCE SOUTH 00°02' 41" WEST ALONG THE WEST LINE OF SAID LOT 16 FOR A DISTANCE OF 185.00 FEET TO AN ANGLE POINT; THENCE CONTINUE SOUTH 00°02'41" WEST FOR A DISTANCE OF APPROXIMATELY 136 FEET TO ITS POINT OF INTERSECTION WITH THE WESTERLY PROJECTION OF THE SOUTH BOUNDARY OF SAID LOT 16 AND THE TERMINUS OF THIS LINE. LINE Y BEGINNING AT THE SOUTHEAST CORNER OF LOT 16 OF SAID PLAT; THENCE NORTH 89°57' 19" WEST ALONG THE SOUTH LINE OF SAID LOT 16 FOR A DISTANCE OF 122.85 FRET TO AN ANGLE POINT; THENCE CONTINUE NORTH 89°57'19" WEST TO THE POINT OF INTERSECTION WITH THE ABOVE—DESCRIBED LINE X SAID POINT ALSO BEING THE TERMINUS OF THIS LINE. EXCEPT THAT PORTION OF LOT 16, "BAY MEADOWS," AS PER PLAT RECORDED ON NOVEMBER 28, 2005, UNDER AUDITOR'S FILE NO. 200511280180, RECORDS OF SKAGIT COUNTY, WASHINGTON, LYING WEST OF LINE X DESCRIBED AS FOLLOWS: LINE X BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 16; THENCE SOUTH 0°02'41 " WEST ALONG THE WEST LINE OF SAID LOT FOR A DISTANCE OF 185.00 FEET TO AN ANGLE POINT; THENCE CONTINUE SOUTH 00°02 '41" WEST FOR A DISTANCE OF APPROXIMATELY 136 FEET TO ITS POINT OF INTERSECTION WITH THE WESTERLY PROJECTION OF THE SOUTH BOUNDARY OF SAID LOT 16 AND THE TERMINUS OF THIS LINE. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON**

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 1/13/2021

NAVY FEDERAL CREDIT UNION

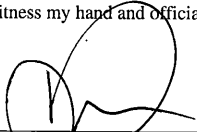
Nationwide Trustee Services, Inc., A Washington Corporation

By:   
Brandon Payne, Authorized Agent  
State of TX, County of Dallas

By:   
Jessica Delpit, Vice President

On 1/13/2021, before me, Ratanaphone Vilayleuth, a Notary Public, personally appeared Brandon Payne, Authorized Agent of NAVY FEDERAL CREDIT UNION and Jessica Delpit, 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 of his/her/their free act and deed 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.

  
Notary Public: Ratanaphone Vilayleuth  
My Commission Expires : 3/6/2024

