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Coppell, TX 75019

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Case Nbr: 39491713

Ref Number: 8501511235

Tax ID: 47430000130000

5/22/2022

Property Address:

2211 37TH CT

ANACORTES, WA 98221

WA0M-R-ST39491713 E 3/25/2022 LRP001

Recording Requested By:

UMPQUA BANK

Prepared By:

AUDREY B TRUMBLE

Assistant Secretary

855-369-2410

3001 Hackberry Rd

Irving, TX 75063

MIN #: 100045810003715023

MERS Phone #: 888-679-6377

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., whose address is P.O. Box 2026, Flint, MI 48501-2026, AS DESIGNATED NOMINEE FOR UMPQUA BANK., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, 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 GUARDIAN NW..

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 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.
("MERS"), AS DESIGNATED NOMINEE FOR UMPQUA BANK.,
BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS
AND ASSIGNS

Made By: KOGILAN M NAIDOO, AN UNMARRIED PERSON, AND DEBORAH R
HILL, AN UNMARRIED PERSON.

Original Trustee: GUARDIAN NW.

Date of Deed of Trust: 9/3/2021

Loan Amount: \$548,250.00

Recorded in Skagit County, WA on: 9/9/2021, book N/A, page N/A and instrument number 202109090100

Property Legal Description:

CLOSING DATE: SEPTEMBER 10,2021 BUYER(S): KOGILAN M. NAIDOO AND DEBORAH
R. HILL PROPERTY ADDRESS: 2211 37TH COURT, ANACORTES, WA 98221 PROPERTY
DESCRIPTION: LOT 13, PLAT OF 37TH COURT, ACCORDING TO THE PLAT THEREOF,
RECORDED JANUARY 14,2000 UNDER AUDITOR'S FILE NO. 200001140071, RECORDS OF SKAGIT
COUNTY, WASHINGTON.

IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 3/25/2022

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UMPQUA BANK., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Nationwide Trustee Services, Inc., A Washington Corporation

By: *[Signature]*
KENDRICK C ANTHONY, Vice President
State of TX, County of Dallas

By: *[Signature]*
Lewis Wilson III, Vice President

On 3/25/2022, before me, Cynthia Gay, a Notary Public, personally appeared KENDRICK C ANTHONY, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UMPQUA BANK., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS and Lewis Wilson III, 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 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.

[Signature]
Notary Public: **Cynthia Gay**
My Commission Expires : **3/6/2024**
TX - Signor1 and Trustee Signor (MERS)

