

After Recording Return to:  
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 Coppell, TX 75019

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Case Nbr: 39544275

Ref Number: 000008308084081

Tax ID: P58928  
 6/19/2022

Property Address:

2507 SHANNON POINT RD  
 ANACORTES, WA 98221-0000

WA0-R-ST 39544275 E 5/2/2022 LRP002

Recording Requested By:  
**Key Bank National Association**

Prepared By:  
**Audrey B Trumble**  
 855-369-2410  
 3001 Hackberry Rd  
 Irving, TX 75063

## SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

**KEYBANK NATIONAL ASSOCIATION**, 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 **FIRST AMERICAN TITLE INSURANCE COMPANY**.

**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: **KEYBANK NATIONAL ASSOCIATION**  
 Made By: **BRET OMDAL, MARRIED AND LAURA J. OMDAL, MARRIED**  
 Original Trustee: **FIRST AMERICAN TITLE INSURANCE COMPANY**  
 Date of Deed of Trust: **11/13/2019**  
 Loan Amount: **\$16,070.00**

Recorded in **Skagit County, WA** on: **1/21/2020**, book **N/A**, page **N/A** and instrument number **202001210027**

Property Legal Description:

**SCHEDULE A SITUATE IN THE CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON. PORTIONS OF LOTS 11, 12, 13, AND 14, BLOCK 3 "FIR5 PLAT OF SHIP HARBOR." AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 13, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID BLOCK 3; THENCE SOUTH 0 DEGREES 47'34" WEST ALONG THE WEST LINE OF SAID BLOCK 3, A DISTANCE OF 85.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 0 DEGREES 47'34" WEST A DISTANCE OF 85.00 FEET; THENCE NORTH 89 DEGREES 43'02" EAST A DISTANCE OF 126.13 FEET TO THE CENTERLINE OF THE VACATED ALLEY OF SAID BLOCK 3; THENCE NORTH 0 DEGREE 46'45" EAST ALONG THE CENTERLINE OF SAID ALLEY A DISTANCE OF 85.000 FEET; THENCE SOUTH 89 DEGREES 43'02" WEST A DISTANCE OF 126.11 FEET TO THE TRUE POINT OF BEGINNING. SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE ABBREVIATED LEGAL: PTN LOTS 11-14. BLK 3, FIRST PLAT CF SHIP HARBOR DEED: 201611230096 PAR: P58928 BEING THE SAME PROPERTY CONVEYED BY DEED RECORDED IN INSTRUMENT NO. 201611230096 OF THE SKAGIT COUNTY, WASHINGTON RECORDS.**

39544275

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IN WITNESS WHEREOF, the undersigned has caused this Substitution of Trustee and Deed of Reconveyance to be executed on 5/2/2022

**KEYBANK NATIONAL ASSOCIATION**

**Nationwide Trustee Services, Inc., A Washington Corporation**

By: *Olivia Williams-Galloway*

By: *Cynthia Gay*

**Olivia Williams-Galloway, Authorized Agent**  
State of TX, County of Dallas

**Cynthia Gay, Vice President**

On 5/2/2022, before me, EMMA VOGEL, a Notary Public, personally appeared Olivia Williams-Galloway, Authorized Agent of KEYBANK NATIONAL ASSOCIATION and Cynthia Gay, 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.

*EMMA VOGEL*  
Notary Public: **EMMA VOGEL**  
My Commission Expires : **12/22/2024**

