

After Recording Return to:
First American Mortgage Solutions
4795 Regent Blvd FL 2 MC-3007
Irving, TX 75063

This space for Recorder's use



Case Nbr: **40098657**
Ref Number: **8042407885**

Tax ID: **0000125727**
9/30/2024

Property Address:
448 DALLAS ST
MOUNT VERNON, WA 98274

WA0-R-ST 40098657 E 8/16/2024 LRP001

Recording Requested By:
Navy Federal Credit Union
Prepared By:
AUDREY B 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 **First American Title Insurance Company** as Trustee under said Deed of Trust in place of **CHICAGO TITLE**.

First American Title Insurance Company, 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: **JOSHUA COLLETT AND IDA COLLETT, A MARRIED COUPLE**
Original Trustee: **CHICAGO TITLE**
Date of Deed of Trust: **9/25/2020**
Loan Amount: **\$411,246.00**


Recorded in **Skagit County, WA** on: **9/28/2020**, book **N/A**, page **N/A** and instrument number **202009280193**
ReRecorded in **Skagit County, WA** on: **9/22/2021**, book **N/A**, page **N/A** and instrument number **202109220122**

Property Legal Description:
FOR APN/PARCEL ID(S): P125727 / 4917-000-031-0000 LOT 31, PLAT OF CEDAR HEIGHTS PUD 1, PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED JANUARY 19, 2007 UNDER AUDITOR'S FILE NO. 200701190116, RECORDS OF SKAGIT COUNTY, WASHINGTON. 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 **8/16/2024**

NAVY FEDERAL CREDIT UNION

First American Title Insurance Company

By: 

Naima Smair, Authorized Agent


By: 

Tina K. Sandor-Provencher, Vice President

State of **TX**, County of **Dallas**

On **8/16/2024**, before me, **EMMA VOGEL**, a Notary Public, personally appeared **Naima Smair, Authorized Agent of NAVY FEDERAL CREDIT UNION** and **Tina K. Sandor-Provencher, Vice President for First American Title Insurance Company** personally known to me, or proved to me on the basis of satisfactory evidence, 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.



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

