

RECORDING REQUESTED BY

ServiceLink

WHEN RECORDED MAIL TO:

Trustee Corps
606 W. Gowe Street
Kent, WA 98032-5744

TS No WA07000069-25-1

TO No 250130699-WA-MSI

Property Address: 3020 ROSEWOOD ST, MOUNT VERNON, WA 98273

APPOINTMENT OF SUCCESSOR TRUSTEE

NOTICE IS HEREBY GIVEN that **MTC Financial Inc. dba Trustee Corps**, whose address is 606 W. Gowe Street Kent, WA 98032-5744, Toll Free Number (844) 367-8456, is appointed Successor Trustee under that certain Deed of Trust in which DOLORES C RAMIREZ, AN UNMARRIED WOMAN was the Grantor and WFG NATIONAL TITLE was the original Trustee and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as designated nominee for AMERICAN PACIFIC MORTGAGE CORPORATION, Beneficiary of the security instrument, its successors and assigns, which Deed of Trust was dated August 15, 2024 and recorded on August 19, 2024 as Instrument No. 202408190036 of official records in the Office of the Recorder of Skagit County, Washington, it to have all the powers of said original Trustee, effective forthwith.

IN WITNESS WHEREOF, the undersigned Beneficiary has hereunto set his hand; if the undersigned is a corporation, it has caused its corporate name to be signed and affixed hereunto by its duly authorized signor.

Dated: March 18, 2025Idaho Housing and Finance Association (which also dba
HomeLoanServ)Sheri Walmer
By: Sheri Walmer

Title: Foreclosure Supervisor

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF IDAHO

COUNTY OF ADA

On March 18, 2025 before me, Ashleigh Cleland, Notary Public, personally appeared Sheri Walmer, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Idaho that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Ashleigh Cleland
Notary Public Signature