

Assessor's/Tax ID No. 1220-22-211-018

Doc Number: **0817080**

01/28/2013 09:57 AM

OFFICIAL RECORDS

Requested By:

VERDUGO TRUSTEE SERVICE

DOUGLAS COUNTY RECORDERS  
Karen Ellison - Recorder

Page: 1 Of 3

Fee: \$ 19.00

Bk: 0113 Pg: 7814



Deputy sb

Recording Requested By:  
VERDUGO TRUSTEE SERVICE CORPORATION

✓ When Recorded Return To:  
SARA NIELSEN  
1436 PURPLE SAGE DR  
GARDNERVILLE, NV 89460



**SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE**

CITIMORTGAGE, INC. #:0630102657 "NIELSEN" Lender ID:101 Douglas, Nevada  
MERS #: 100011506301026572 SIS #: 1-888-679-6377

THE UNDERSIGNED DOES HEREBY AFFIRM THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN PERSONAL INFORMATION ABOUT ANY PERSON.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. is the Owner and Holder of the Note secured by the Deed of Trust Dated: 07/03/2006 , made by SARA NIELSEN A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY as Trustor, with FIRST AMERICAN TITLE COMPANY as Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. as Beneficiary, which said Deed of Trust was recorded 07/13/2006 in the Office of the County Recorder of Douglas State of Nevada, in Book/Reel/Liber: 0706 Page/Folio: 4518 as Instrument No.: 0679628 wherein said Owner and Holder hereby substitutes CITIBANK, N.A. as Trustee in lieu of the above-named Trustee under said Deed of Trust.

Property Address: 1436 PURPLE SAGE DR, GARDNERVILLE, NV 89460

IN WITNESS WHEREOF, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. P.O. BOX 2026, FLINT, MI 48501-2026 as owner and CITIBANK, N.A. 14700 CITICORP DRIVE, HAGERSTOWN, MD 21742 as Substituted Trustee, have caused this instrument to be executed, each in its respective interest;

\*KR7\*KR7CITM\*01/17/2013 12:27:00 PM\* CITM01CITM000000000000007074845\* NVDOUGL\* 0630102657 NVDOUGL\_TRUST\_SUB \* TS7\*TS7CITM\*

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 2 of 3

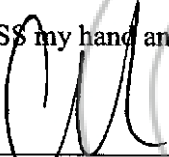
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.  
On January 21st, 2013

By: \_\_\_\_\_  
WALTER H EICHELBERGER,  
Assistant Secretary

STATE OF Maryland  
COUNTY OF Washington

On this 21st day of January 2013, before me, the undersigned officer personally appeared WALTER H EICHELBERGER, who made acknowledgment on behalf of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., who acknowledges himself/herself to be the Assistant Secretary of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., a corporation, and that he/she as such Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself/herself as Assistant Secretary.

WITNESS my hand and official seal,



CATHERINE M. MULLENDORE  
Notary Expires: 08/03/2016

Catherine M. Mullendore  
Notary Public  
Washington Co., MD

(This area for notarial seal)

CITIBANK, N.A. hereby accepts said appointment as Trustee under said Deed of Trust and as Successor Trustee pursuant to the request of said Owner and Holder and in accordance with the provisions of said Deed of Trust does hereby reconvey without warranty to the person or persons legally entitled thereto all estate now held by it under said Deed of Trust.

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 3 of 3

By CITIBANK, N.A. as Trustee  
On January 21st, 2013

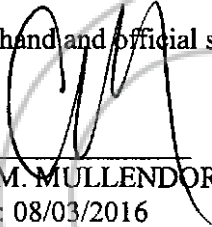


JESSICA ROBERTS, DOCUMENT CONTROL OFFICER

STATE OF Maryland  
COUNTY OF Washington

On this 21st day of January 2013, before me, the undersigned officer personally appeared JESSICA ROBERTS, who made acknowledgment on behalf of CITIBANK, N.A., who acknowledges himself/herself to be the DOCUMENT CONTROL OFFICER of CITIBANK, N.A., a corporation, and that he/she as such DOCUMENT CONTROL OFFICER, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself/herself as DOCUMENT CONTROL OFFICER .

WITNESS my hand and official seal,



CATHERINE M. MULLENDORE  
Notary Expires: 08/03/2016

Catherine M. Mullendore  
Notary Public  
Washington Co., MD

(This area for notarial seal)