

DOUGLAS COUNTY, NV

2017-900726

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NATIONWIDE TITLE CLEARING INC.

KAREN ELLISON, RECORDER

The undersigned does hereby affirm that this document submitted for recording does not contain personal information about any person.

When Recorded Mail To:  
Wells Fargo Home Mortgage  
C/O Nationwide Title Clearing,  
Inc. 2100 Alt. 19 North  
Palm Harbor, FL 34683

**Loan Number 0261967285**  
**Parcel #: 1220-15-610-019**

### SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

The undersigned, **WELLS FARGO BANK, N.A.**, as the current beneficiary of that certain Deed of Trust executed by **JAMES S ANDERSON AND DEBORA JO ANDERSON TRUSTEES OF THE JAMES AND DEBORA ANDERSON FAMILY TRUST AGREEMENT DATED JUNE 29, 1998** (Trustor), and recorded 07/17/2009 in the Office of the Recorder of **DOUGLAS** County, State of **Nevada**, **Book 709, Page 3927 and Doc # 747302**, of Official Records, does in accordance with the provisions of said Deed of Trust hereby substitute **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION** as Trustee in place and stead of the Trustee therein, and does hereby vest **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION** as substituted Trustee with all rights, title, estate, power, duty and trusts conferred by said Deed of Trust;

**Dated this 27th day of June in the year 2017**  
**WELLS FARGO BANK, N.A.**

Chelsea Lemos

**CHELSEA LEMOS**

**VICE PRESIDENT LOAN DOCUMENTATION**

All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this 27th day of June in the year 2017, by Chelsea Lemos as VICE PRESIDENT LOAN DOCUMENTATION for WELLS FARGO BANK, N.A., who, as such VICE PRESIDENT LOAN DOCUMENTATION being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she they is (are) personally known to me.

Elizabeth A. Mustard  
**ELIZABETH A. MUSTARD-NOTARY PUBLIC**  
**COMM EXPIRES: 08/27/2019**



ELIZABETH A. MUSTARD  
Notary Public - State of Florida  
My Comm. Expires August 27, 2019  
Commission # FF 224631

Document Prepared By: **E.Lance/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152**  
WFHRC 399315334 DOCR T261706-11:41:41 [C-2] ERCNNV61



\*D0024026389\*

**Loan Number 0261967285  
Parcel #: 1220-15-610-019**

WHEREAS, **WELLS FARGO BANK, N.A.** as the current Beneficiary of the certain Deed of Trust granted by **JAMES S ANDERSON AND DEBORA JO ANDERSON TRUSTEES OF THE JAMES AND DEBORA ANDERSON FAMILY TRUST AGREEMENT DATED JUNE 29, 1998** as the Trustor, and recorded 07/17/2009 in the Office of the Recorder of **DOUGLAS** County, State of **Nevada**, under **Book 709, Page 3927 and Doc # 747302**, of Official Records, has appointed **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION** as substituted Trustee in accordance with the provisions of said Deed of Trust;

WHEREAS the current beneficiary having represented to the Trustee that the obligation secured by said Deed of Trust has been fully paid and/or satisfied,

NOW THEREFORE, **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION**, as substituted Trustee, DOES HEREBY GRANT AND RECONVEY unto the parties entitled thereto, without warranty, all the estate and interest granted to said Trustee under said Deed of Trust in the lands therein described, situated in the County of **DOUGLAS**, State of Nevada. Reference being hereby made specifically to said Deed of Trust and the record thereof for a particular description of said lands.

**Dated this 27th day of June in the year 2017**


**WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION**



**DEBORAH WEBB  
TITLE OFFICER**

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this 27th day of June in the year 2017, by Deborah Webb as Title Officer for **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION**, who, as such Title Officer being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



**ELIZABETH A. MUSTARD-NOTARY PUBLIC  
COMM EXPIRES: 08/27/2019**



**ELIZABETH A. MUSTARD  
Notary Public - State of Florida  
My Comm. Expires August 27, 2019  
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