

DOUGLAS COUNTY, NV

**2020-953670**

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\$40.00

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10/01/2020 08:11 AM

PEIRSONPATTERSON, LLP

KAREN ELLISON, RECORDER

**APN# 122118401003**

**SUBSTITUTION OF TRUSTEE AND  
DEED OF RECONVEYANCE**

**RECORDING REQUESTED BY:  
COLONIAL SAVINGS F.A.**

**RETURN TO:**

**COLONIAL SAVINGS, F.A.  
RELEASE DEPT  
PO BOX 2988  
FT. WORTH, TX 76113**

**MIN # 100029000301694118**

**MERS PHONE: 1-888-679-6377**

**Address P.O. Box 2026 Flint, MI 48501-2026  
30169411 HRM**

**NV**

**09/24/2020**

Parcel ID#: 122118401003

## **SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

The undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., WHOSE ADDRESS IS 1901 E Voorhees Street, Suite C, Danville, IL 61834 or P.O. Box 2026, Flint MI 48501-2026 AS NOMINEE FOR THE BENEFICIAL OWNER, **COLONIAL SAVINGS, F.A.**, its successors and assigns, HOLDER OF THE Deed OF Trust DATED **FEBRUARY 10, 2020**, MADE BY **JED M GAINES AND HEATHER R GAINES, HUSBAND AND WIFE, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, Trustor to **AMERICAN GUARANTY TITLE INSURANCE COMPANY**, Trustee for **COLONIAL SAVINGS, F.A.**, Beneficiary.

Which Deed of Trust was recorded on **FEBRUARY 19, 2020**, in **DOC # 2020-942411**, Official records of **DOUGLAS**, County, Nevada.

Legal Description: **SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA: ALL THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 12 NORTH, RANGE 21 EAST, M.D.B AND M., DOUGLAS COUNTY, STATE OF NEVADA, FURTHER DESCRIBED AS FOLLOWS: PARCEL A AS SET FORTH ON PARCEL MAP NO. 1 OF RUHENSTROTH ESTATES, RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JANUARY 23, 1992 IN BOOK 192, PAGE 2747, AS DOCUMENT NO. 269400**

Hereby Substitutes Colonial Savings, F.A., as Trustee in lieu of the Trustee herein.

Colonial Savings, F.A., hereby accepts said appointment as Trustee under the above Deed of Trust, and as successor Trustee, and pursuant to the request of said Owner and Holder and in accordance with the revisions of said Deed of Trust, does hereby **RECONVEY WITHOUT WARRANTY, TO THE PERSONS LEGALLY ENTITLED THERETO**, all the estate now held by it under said Deed of Trust.

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IN WITNESS WHEREOF, the owner and Holder above named, Mortgage Electronic Registration Systems, Inc., has caused this instrument to be executed, in its respective interest.  
Executed on 9/29/2020

**MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS INC., AS  
NOMINEE FOR COLONIAL SAVINGS,  
F.A. its successors and assigns**

**COLONIAL SAVINGS, F.A.**

Juan Ordaz  
Juan Ordaz - Asst. Secretary

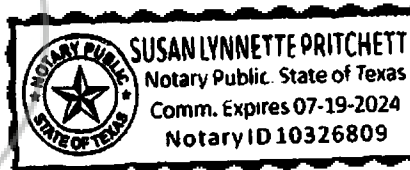
John Roden  
John Roden - Vice President

State of Texas }  
County of Tarrant }

Before me on 9/29/2020, personally appeared the above named Juan Ordaz, known to me to be the Asst. Secretary of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., AS NOMINEE FOR COLONIAL SAVINGS, F.A. its successors and assigns and acknowledged to me that he executed the said instrument for the purpose and consideration therein expressed and as the act of said entity.

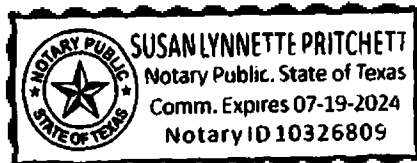
Susan Lynnette Pritchett  
Notary Public

State of Texas }  
County of Tarrant }



Before me on this date 9/29/2020, personally appeared the above named John Roden, known to me to be the Vice-President of Colonial Savings F. A., and acknowledged to me that he executed the said instrument for the purpose and consideration therein expressed and as the act of said entity.

Susan Lynnette Pritchett  
Notary Public



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