

WHEN RECORDED MAIL TO:

Evergreen Note Servicing
6121 Lakeside Dr Ste 150
Reno NV 89511
Acct: 10105502258300
APN: 1420-35-410-025



KAREN ELLISON, RECORDER

**SUBSTITUTION OF TRUSTEE
AND DEED OF RECONVEYANCE**

There are no social security numbers
contained in this document.

BARTON E. FRENCH AND GLENDA S. FRENCH,
the Owner(s) and Holder(s) of the Note secured by the Deed of Trust, dated **November 2, 2020**, made
by

DICKIE A. GUTHRIE AND JEANETTE E. GUTHRIE, Trustors to
WESTERN TITLE COMPANY, LLC, Trustee, for the benefit of
BARTON E. FRENCH AND GLENDA S. FRENCH, Beneficiary,
which Deed of Trust was recorded in the office of the County Recorder of **DOUGLAS** County, State of
NEVADA on **November 2, 2020** in Book **N/A**, at Page **N/A**, Document No **2020-955665**,
hereby substitutes

BARTON E. FRENCH AND GLENDA S. FRENCH, as Trustee
in lieu of the above named Trustee under said Deed of Trust.

BARTON E. FRENCH AND GLENDA S. FRENCH
hereby accepts said appointment as Trustee(s) 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 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.

IN WITNESS WHEREOF, Beneficiaries, have caused these presents to be executed by them, this 18th day
of February, 2021.

BARTON E. FRENCH, Beneficiary

GLENDA S. FRENCH, Beneficiary

Evergreen Note Servicing
Evergreen Note Servicing - Reno
6121 Lakeside Dr Ste 150 Reno, NV. 89511
Ph: (775) 329-5806 Fax: (775) 329-5963

Payoff Quote

Payoff date: 2/24/2021

Account Number: 10105502258300

Property Address: 2603 Skyline Dr Minden NV 89423

DICKIE A & JEANETTE E GUTHRIE
PO Box 968
Genoa NV 89411-0968

Borrower:

GUTHRIE, DICKIE A & JEANETTE
E

Lender:

BARTON E AND GLENDA S
FRENCH

Account:

Interest Paid to: 2/2/2021
Principal Balance: \$709,000.00
Interest from 2/2/2021 thru 2/24/2021 \$3,127.37
Interest Rate: 7.000 %

Fees/Charges:

Payoff Charges: \$0.00
Close Out Fee: \$50.00
Reconveyance Fee to Trustee: \$75.00
Recording Fee: \$40.00
Borrower Fees: \$15.00
Payoff Quote Fee: \$50.00
Balance Buyer Fee \$235.00
Wire Fee \$20.00
Certified Mail \$10.00

P&I Subtotal: \$712,127.37
Late Charges Owed: \$0.00
Accrued Late Charges: \$0.00

Total Account: \$712,127.37

Total Fees/Charges: \$495.00

Total Payoff Amount Valid thru 2/24/2021: \$712,622.37

Per Diem: \$135.9726

Any payment received after 3/5/2021 must include a \$100.00 per day late charge from 3/5/2021 with payment in full.

Leave Blank

(Signature)

Payoff Message:

Please call for an update before remitting pay off funds.

Payoffs must be in the form of a Wire.

Upon payoff, Evergreen will attempt to complete or facilitate the release/reconveyance. If we are unsuccessful in obtaining required documents, after 60 days any originals will be returned to the borrower who will be responsible for completing the requirements for release/reconveyance.

BENEFICIARY IS WAIVING PREPAYMENT PENALTY - NO PENALTY FOR PAYING BALANCE OFF WITHIN FIRST 6 MONTHS

APPROVED BY

Barton E French
BARTON E FRENCH

Glenda S French
GLENDA S FRENCH

Payoff Note:

DEED OF TRUST #2020-955665; APN 1420-35-410-025; DOUGLAS COUNTY

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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 California)
County of San Luis Obispo)

On 2/18/2021 before me, Ketan Rana (Notary Public),
Date Here Insert Name and Title of the Officer
personally appeared _____

Barton E. French & Glenda S. French Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument 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 instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.



Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Substitution of Trustee & Deed of Reconveyance
Document Date: 2/18/2021 Number of Pages: 2
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____