

DOUGLAS COUNTY, NV **2021-967606**
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\$40.00 Pgs=2 05/18/2021 08:19 AM
SECURITY CONNECTIONS INC
KAREN ELLISON, RECORDER

NEVADA
COUNTY OF DOUGLAS

PARCEL NO. 1220-21-710-160



WHEN RECORDED MAIL TO: FIRST AMERICAN MORTGAGE
SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402
PH. 208-528-9895
MAIL TAX STATEMENTS TO: LYN M TWITCHELL

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

The Undersigned does hereby affirm that this document submitted for recording does not contain the social security number of any person or persons. (per NRS 239B.030)

WHEREAS, the Undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS BENEFICIARY, AS NOMINEE FOR BANK OF AMERICA, N.A., ITS SUCCESSORS AND ASSIGNS**, located at **P.O. BOX 2026, FLINT, MICHIGAN 48501-2026**, is the current beneficiary of that certain Deed of Trust dated **JUNE 01, 2013**, executed by **LYN TWITCHELL, AND ROBERT GALBREATH, WIFE AND HUSBAND AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, Trustor, to **RECONTRUST COMPANY, N.A.**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS BENEFICIARY, AS NOMINEE FOR BANK OF AMERICA, N.A., ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, and recorded on **JUNE 24, 2013** in Book **613** at Page **5873** as Instrument No. **825843** of the Official Records in the County Recorder's office of **DOUGLAS** County, State of **NEVADA** and more particularly described on said Deed of Trust referred to herein.

WHEREAS, the Undersigned desires, to substitute a Trustee under said Deed of Trust, in the place and stead of the Current Trustee. NOW THEREFORE, the Undersigned does hereby appoint **FIRST AMERICAN TITLE INSURANCE COMPANY**, whose address is **1 FIRST AMERICAN WAY, SANTA ANA, CA 92707**, as Trustee under said Deed of Trust.

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on **MAY 13, 2021**.
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS BENEFICIARY

ERIC FERGUSON, VICE PRESIDENT

FIRST AMERICAN TITLE INSURANCE COMPANY, hereby accepts the appointment as Trustee, or Successor Trustee, or Substituted Trustee, under that certain Deed of Trust described above. WHEREAS, having received from the above named current beneficiary a written request to reconvey, stating that the indebtedness has been paid in full and/or the purpose of the Deed of Trust has been fully satisfied. NOW THEREFORE, the Undersigned, as Successor Trustee, pursuant to the written request, does hereby grant and reconvey, without warranty, expressed or implied, to the **PERSONS LEGALLY ENTITLED THERETO** all the estate and interest held by it, as Trustee under said Deed of Trust.

POD: 20210511
BA8050117IM - LR - NV



Page 1 of 2




MIN: 100015700087967598

MERS PHONE: 1-888-679-6377

Attached to the Deed of Reconveyance dated May 13, 2021

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on this **MAY 13, 2021**.
FIRST AMERICAN TITLE INSURANCE COMPANY



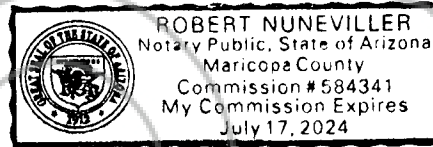
MYRNA LINARES, VICE PRESIDENT

STATE OF ARIZONA COUNTY OF MARICOPA) ss.

On **MAY 13, 2021**, before me, **ROBERT NUNEVILLER**, Notary Public, personally appeared **ERIC FERGUSON, VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.** ("MERS"), AS BENEFICIARY, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be and whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the person, or entity, who they acted on the behalf of, executed the instrument.



ROBERT NUNEVILLER (COMMISSION EXP. 07/17/2024)
NOTARY PUBLIC



STATE OF ARIZONA COUNTY OF MARICOPA) ss.

On **MAY 13, 2021**, before me, **MARIA PUNZO**, Notary Public, personally appeared **MYRNA LINARES, VICE PRESIDENT** of **FIRST AMERICAN TITLE INSURANCE COMPANY**, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be and whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the person, or entity, who they acted on the behalf of, executed the instrument.



MARIA PUNZO (COMMISSION EXP. 05/15/2021)
NOTARY PUBLIC

