

DOUGLAS COUNTY, NV **2022-991497**
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\$40.00 Pgs=2 11/08/2022 02:01 PM
NATIONWIDE TITLE CLEARING, LLC
KAREN ELLISON, RECORDER

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

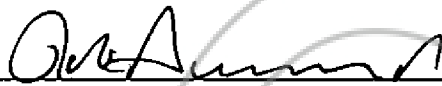
When Recorded Mail To:
CitiMortgage, Inc.
C/O Nationwide Title Clearing, LLC
2100 Alt. 19 North
Palm Harbor, FL 34683

Loan Number 0329069538
Parcel ID Number 1220-16-117-012

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

The undersigned, CITIBANK, N.A. SUCCESSOR BY MERGER TO WEST, N.A. FORMERLY KNOWN AS CITIBANK (WEST), FSB, as the current beneficiary of that certain Deed of Trust executed by ROBERT HIGGINS AND SUE KNADLER (Trustor), and recorded 11/04/2003 in the Office of the Recorder of DOUGLAS County, State of Nevada, Book 1103 and Page 01238, of Official Records, does in accordance with the provisions of said Deed of Trust hereby substitute NATIONWIDE TITLE CLEARING, LLC as Trustee in place and stead of the Trustee therein, and does hereby vest NATIONWIDE TITLE CLEARING, LLC as substituted Trustee with all rights, title, estate, power, duty and trusts conferred by said Deed of Trust;

Dated on 11/07/2022 (MM/DD/YYYY)
CITIBANK, N.A. SUCCESSOR BY MERGER TO WEST, N.A. FORMERLY KNOWN AS CITIBANK (WEST), FSB




Rob Schneider Jr

Document Control Officer

STATE OF MISSOURI
COUNTY OF ST. CHARLES

On 11/07/2022 (MM/DD/YYYY) before me, Kalem Williams, a
Notary Public in and for said state, personally appeared Rob Schneider Jr as
Document Control Officer of CITIBANK, N.A. SUCCESSOR BY MERGER TO WEST,
N.A. FORMERLY KNOWN AS CITIBANK (WEST), FSB, who executed the foregoing instrument in behalf of
said entity and acknowledged to me that he or she executed the same for the purposes therein stated. He/she/they is
(are) personally known to me.



Kalem Williams
Notary Public - STATE OF MISSOURI
Commission Expires:

KALEM WILLIAMS
Notary Public, Notary Seal
State of Missouri
St. Louis County
Commission # 20624445
My Commission Expires 10-25-2024

Document Prepared By: Dave LaRose/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152
CMLR 434888407 REDO T042211-09:32:34 [C-2] RCNNV61



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Loan Number 0329069538
Parcel ID Number 1220-16-117-012

WHEREAS, CITIBANK, N.A. SUCCESSOR BY MERGER TO WEST, N.A. FORMERLY KNOWN AS CITIBANK (WEST), FSB as the current Beneficiary of the certain Deed of Trust granted by ROBERT HIGGINS AND SUE KNADLER as the Trustor, and recorded 11/04/2003 in the Office of the Recorder of DOUGLAS County, State of Nevada, under Book 1103 and Page 01238, of Official Records, has appointed NATIONWIDE TITLE CLEARING, LLC 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, NATIONWIDE TITLE CLEARING, LLC, 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 on 11/8/2022 (MM/DD/YYYY)
NATIONWIDE TITLE CLEARING, LLC


Angela Pavao VICE PRESIDENT

STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of physical presence or online notarization on 11/8/2022 (MM/DD/YYYY), by Angela Pavao as VICE PRESIDENT of NATIONWIDE TITLE CLEARING, LLC, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.


Julie Martens
Notary Public - State of FLORIDA
Commission expires: 05/22/2026

 JULIE MARTENS
NOTARY PUBLIC
STATE OF FLORIDA
COMM# HH 243030
EXPIRES: MAY 22, 2026

Document Prepared By: Dave LaRose/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152
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