

DOUGLAS COUNTY, NV

2023-993472

Rec:\$40.00

\$40.00

Pgs=2

01/27/2023 10:15 AM

FIRST AMERICAN MORTGAGE SOLUTIONS

SHAWNYNE GARREN, RECORDER

NEVADA  
COUNTY OF DOUGLAS

PARCEL NO. 1220-16-710-054



WHEN RECORDED MAIL TO: **FIRST AMERICAN MORTGAGE SOLUTIONS**  
**1795 INTERNATIONAL WAY**  
**IDAHO FALLS, ID 83402**  
**PH. 208-528-9895**  
MAIL TAX STATEMENTS TO: **KENNETH A WAHL**

## 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 GATEWAY BUSINESS BANK DBA MISSION HILLS MORTGAGE BANKERS, 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 **APRIL 11, 2011**, executed by **KENNETH A WAHL AND LOIS K WAHL, HUSBAND AND WIFE**, Trustor, to **NORTHERN NEVADA TITLE COMPANY**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **BENEFICIARY, AS NOMINEE FOR GATEWAY BUSINESS BANK DBA MISSION HILLS MORTGAGE BANKERS, ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, and recorded on **APRIL 18, 2011** in Book **411** at Page **3203** as Instrument No. **781717** 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 **JANUARY 27, 2023**.  
**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **BENEFICIARY**

**TRACY ALBERTSON, 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: 20230121

BA8050117IM - LR - NV



Page 1 of 2



MIN: 100071200010128500

MERS PHONE: 1-888-679-6377

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on this **JANUARY 27, 2023**.

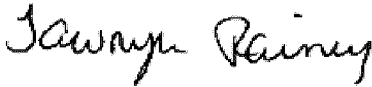
**FIRST AMERICAN TITLE INSURANCE COMPANY**



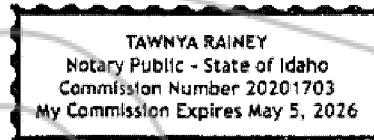
**TODD SLEIGHT, VICE PRESIDENT**

STATE OF **IDAHO** COUNTY OF **BONNEVILLE** ) ss.

On **JANUARY 27, 2023**, before me, **TAWNYA RAINEY**, personally appeared **TRACY ALBERTSON** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **BENEFICIARY** the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

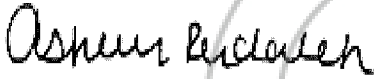


**TAWNYA RAINEY (COMMISSION EXP. 05/05/2026)**  
NOTARY PUBLIC



STATE OF **IDAHO** COUNTY OF **BONNEVILLE** ) ss.

On **JANUARY 27, 2023**, before me, **ASHLEY RYDALCH**, personally appeared **TODD SLEIGHT** known to me to be the **VICE PRESIDENT** of **FIRST AMERICAN TITLE INSURANCE COMPANY** the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.



**ASHLEY RYDALCH (COMMISSION EXP. 03/29/2025)**  
NOTARY PUBLIC

