

DOUGLAS COUNTY, NV

2023-997601

Rec:\$40.00

\$40.00 Pgs=2

06/16/2023 08:37 AM

FIFTH THIRD BANK

SHAWNYNE GARREN, RECORDER

APN: 1220-10-301-018

Record and Return To:

FIFTH THIRD BANK

LIEN RELEASE

38 FOUNTAIN SQUARE PLAZA

MD# 1MOBB1

CINCINNATI, OH 45273

Drafted By: ANNA SANTIAGO

Loan #: *****5104

Investor Loan #: 289378702

MIN: 100092210000753196

MERS Phone #: (888) 679-6377

Substitution of Trustee and Full Reconveyance

WHEREAS, the undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS BENEFICIARY, AS DESIGNATED NOMINEE FOR CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, as the present Beneficiary (ies) under said Deed of Trust hereby substitutes a new Trustee, FIFTH THIRD BANK, N.A. under said Deed of Trust, and FIFTH THIRD BANK, N.A. as Trustee under said Deed of Trust does hereby reconvey, without warranty, to the person or persons legally entitled thereto, the estate now held by Trustee under said Deed of Trust. Whereas, said Deed of Trust has been paid in full.

Whereas, said Deed of Trust recorded in the official records of Douglas County, Nevada is referenced below:

Trustor: LYNN C HETTRICK and ARLA P HETTRICK, husband and wife AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

Dated: 01/13/2016 Date Recorded: 01/20/2016

Document Number: 2016-875529 Book: N/A Page: N/A

Loan Amount: \$383000.00

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS


Property Address: 1475 GLENWOOD DRIVE, GARDNERVILLE, NV 89460

Date: 06/15/2023.

Current Beneficiary:

MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC.
("MERS"), AS BENEFICIARY, AS
DESIGNATED NOMINEE FOR
CARDINAL FINANCIAL COMPANY,
LIMITED PARTNERSHIP,
BENEFICIARY OF THE SECURITY
INSTRUMENT, ITS SUCCESSORS
AND ASSIGNS

By:



Name: Todd Reese

Title: Vice President

New Trustee:

FIFTH THIRD BANK, N.A.

By:



Name: Aaron Marcheski

Title: Assistant Vice-President

STATE OF Ohio }
COUNTY OF HAMILTON } s.s.

On 06/15/2023, before me, **Sally Knox**, Notary Public, personally appeared **Todd Reese, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS BENEFICIARY, AS DESIGNATED NOMINEE FOR CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS** and **Aaron Marcheski, Assistant Vice-President of FIFTH THIRD BANK, N.A.**, personally known to me (or proved to me the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she/he/they executed the same in her/his/their authorized capacity(ies), and that by her/his/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

Sally Knox

Notary Public: **Sally Knox**
My Commission Expires: **05/18/2026**
Commission #: **2016-RE-570684**



SALLY KNOX
Notary Public, State of Ohio
My Commission Expires
May 18, 2026
COMMISSION: 2016-RE-570684

