

DOUGLAS COUNTY, NV

2024-1011909

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\$40.00

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NATIONWIDE TITLE CLEARING, LLC

SHAWNYNE GARREN, RECORDER

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

When Recorded Mail To:
Wells Fargo Home Mortgage
C/O Nationwide Title Clearing,
LLC 2100 Alt. 19 North
Palm Harbor, FL 34683

Loan Number 0551454317
Parcel ID Number 1420-35-310-020

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

The undersigned, **WELLS FARGO BANK, N.A.**, as the current beneficiary of that certain Deed of Trust executed by **KENNETH M COONROD AND CAROLE ANN COONROD, AS CO-TRUSTEES OF THE COONROD FAMILY TRUST U/T/D OCTOBER 11, 2005 AND CAROLE ANN COONROD AND KENNETH M COONROD** (Trustor), and recorded 07/22/2019 in the Office of the Recorder of **DOUGLAS** County, State of **Nevada**, **Doc # 2019-932391**, of Official Records, does in accordance with the provisions of said Deed of Trust hereby substitute **WELLS FARGO NATIONAL BANK WEST** as Trustee in place and stead of the Trustee therein, and does hereby vest **WELLS FARGO NATIONAL BANK WEST** as substituted Trustee with all rights, title, estate, power, duty and trusts conferred by said Deed of Trust;

Dated this 09th day of September in the year 2024
WELLS FARGO BANK, N.A.



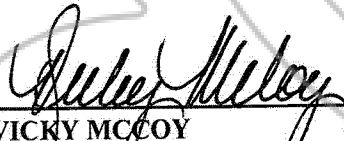
MACKENZIE EICHEN

VICE PRESIDENT LOAN DOCUMENTATION

All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

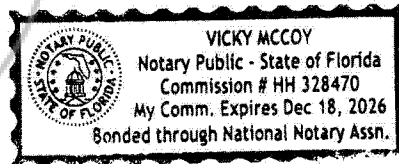
STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 09th day of September in the year 2024, by Mackenzie Eichen as VICE PRESIDENT LOAN DOCUMENTATION of WELLS FARGO BANK, N.A., who, as such VICE PRESIDENT LOAN DOCUMENTATION being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



VICKY MCCOY

COMM EXPIRES: 12/18/2026



WFHRC 442255189 DOCR T092409-12:16:53 [C-2] ERCNNV61



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Loan Number 0551454317
Parcel ID Number 1420-35-310-020

WHEREAS, **WELLS FARGO BANK, N.A.** as the current Beneficiary of the certain Deed of Trust granted by **KENNETH M COONROD AND CAROLE ANN COONROD, AS CO-TRUSTEES OF THE COONROD FAMILY TRUST U/T/D OCTOBER 11, 2005 AND CAROLE ANN COONROD AND KENNETH M COONROD** as the Trustor, and recorded 07/22/2019 in the Office of the Recorder of **DOUGLAS** County, State of **Nevada**, under **Doc # 2019-932391**, of Official Records, has appointed **WELLS FARGO NATIONAL BANK WEST** 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, **WELLS FARGO NATIONAL BANK WEST**, 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 this 09th day of September in the year 2024
WELLS FARGO NATIONAL BANK WEST

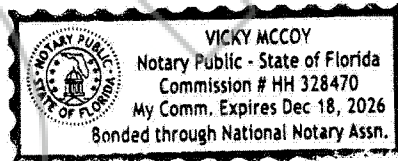


SUSAN HICKS
VICE PRESIDENT LOAN DOCUMENTATION

STATE OF FLORIDA COUNTY OF PINELLAS
The foregoing instrument was acknowledged before me by means of physical presence or online notarization on this 09th day of September in the year 2024, by Susan Hicks as VICE PRESIDENT LOAN DOCUMENTATION of WELLS FARGO NATIONAL BANK WEST, who, as such VICE PRESIDENT LOAN DOCUMENTATION being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



VICKY MCCOY
COMM EXPIRES: 12/18/2026



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