



200601270033

Skagit County Auditor

1/27/2006 Page

1 of

1 9:06AM

Prepared By:
Ronald E Meharg, 888-362-9638
 When Recorded Return To:
DOCX LLC
1111 Alderman Drive
Ste #350
Alpharetta, GA 30005
 Property Address:
501 S. 38TH PL.
MOUNT VERNON, WA 98274

This Space for Recorder's Use Only

WASpecSTDOR-eR1 01/17/2006

USA

000

82072315



USA-000-82072315

CRef#: 02/21/2006 PRef#: R060 BRef#: USA-000-44726

RC: T.D ROSC: WA-3629 SC: WA.SKAGIT

Recording Requested By: USAA

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

WHEREAS, that certain Deed of Trust described below provides that the holder of the Note secured by said Deed of Trust may appoint a successor Trustee to any Trustee thereunder appointed; and

WHEREAS, the indebtedness secured by said Deed of Trust having been fully paid and satisfied:

NOW THEREFORE, **USAA FEDERAL SAVINGS BANK** whose address is **10750 McDermott Freeway, San Antonio, TX 78288**, being the present legal owner and holder of the indebtedness secured by said Deed of Trust, does hereby substitute and appoint, **Fidelity National Title Insurance Company** whose address is **1111 Alderman Drive, Ste. #350, Attn: Release Dept., Alpharetta, GA, 30005**, as successor Trustee, and the Trustee does hereby reconvey, without warranty, to the person or persons entitled thereto, all the estate, title, and interest held by it, as Trustee, under said Deed of Trust, to the property described therein.

Original Borrower(s): **DEAN P. JANKE AND ARIAN N. JANKE, HUSBAND AND WIFE**

Original Trustee: **BETTS, PATTERSON AND MINES, P.S.**

Original Beneficiary: **USAA FEDERAL SAVINGS BANK (USAA F.S.B.)**


Loan Amount: **\$55,000.00** Date of Deed of Trust: **3/22/2004**

Recording Date: **4/9/2004** Liber/Book #: **N/A** Folio/Page #: **N/A** Document/Instrument #: **200404090011**

Comments:

and recorded in official records of **SKAGIT** County, State of **Washington** affecting Real Property and more particularly described on said Deed of Trust referred to herein.

IN WITNESS WHEREOF, the undersigned has caused these presents to be executed on this date of **01/19/2006**.
USAA FEDERAL SAVINGS BANK **Fidelity National Title Insurance Company**

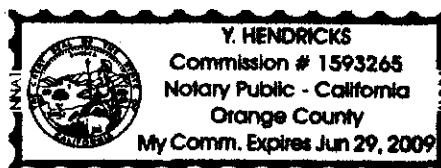

 Christina Ling
 Authorized Signer
 State of CA
 City/County of Orange


 Michelle Barney
 Vice President

On this date of **01/19/2006**, before me, the undersigned authority, a Notary Public duly commissioned, qualified and acting within and for the aforementioned State and City/County, personally appeared the within named **Christina Ling** and **Michelle Barney**, known to me (or identified to me on the basis of satisfactory evidence) that they are the **Authorized Signer** and **Vice President** of **USAA FEDERAL SAVINGS BANK** and **Fidelity National Title Insurance Company** respectively, and were duly authorized in their respective capacities to execute the foregoing instrument(s) for and in the name and in behalf of said corporations and that said corporations executed the same, and further stated and acknowledged that they had so signed, executed and delivered said instrument(s) for the consideration, uses and purposes therein mentioned and set forth.

Witness my hand and official seal on the date hereinabove set forth.

Notary Public: **Y. Hendricks, #1593265**
 Commission Expiration Date: **6/29/2009**



UNOFFICIAL DOCUMENT

