



200608230055  
Skagit County Auditor

8/23/2006 Page 1 of 1 10:59AM

When recorded return to:  
FINANCIAL DIMENSIONS, INC.  
1400 LEBANON CHURCH ROAD  
PITTSBURGH, PA 15236

**WASHINGTON**  
**SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

Loan #: 504043219 (24054)  
MIN: 100176105040432190

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR HOME FUNDS DIRECT**, the undersigned beneficiary, of the Deed of Trust described below, hereby appoints **Financial Dimensions, Inc.**, whose address is **1400 LEBANON CHURCH ROAD, PITTSBURGH, PA 15236**, as successor Trustee thereunder.

ORIGINAL MORTGAGOR: **NILA-ROJAS, ALEJANDRO**  
ORIGINAL BENEFICIARY: **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR HOME FUNDS DIRECT**  
ORIGINAL TRUSTEE: **TRANSNATION TITLE**  
AMOUNT: **\$120,000.00**  
DATED: **04/18/2005**  
RECORDED DATE: **04/22/2005**  
BOOK: - PAGE: -  
DOC/INSTRUMENT: **200504220138**  
PROPERTY ADDRESS: **1301 SOUTH 27TH STREET, MOUNT VERNON, WA 98274**  
COUNTY: **SKAGIT**  
APN #: **4566-000-026-0005**  
LEGAL: **LOT 26, "PLAT OF LITTLE MOUNTAIN ADDITION", AS PER PLAT RECORDED IN VOLUME 15 OF PLATS, PAGES 1 THROUGH 5, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.**

**NOW THEREFORE, Financial Dimensions, Inc.**, who is the substitute Trustee of the above described instrument, in consideration of full payment and satisfaction of the debt secured thereunder, hereby reconveys, releases, and discharges the deed of trust or mortgage and authorizes and instructs the clerk or recorder to enter satisfaction of and cancel of record the deed of trust or mortgage.

IN WITNESS WHEREOF, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR HOME FUNDS DIRECT** by its duly authorized Officers has hereunto set its hand **August 17, 2006**

**FINANCIAL DIMENSIONS, INC.**  
**SUBSTITUTE TRUSTEE**

Name: **JOHN LITTELL**  
Title: **Assistant Vice President**

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**  
**ACTING SOLELY AS NOMINEE FOR HOME FUNDS DIRECT**

Name: **KELLY M. COLLINS**  
Title: **ASSISTANT VICE PRESIDENT**



**STATE OF PENNSYLVANIA**  
**COUNTY OF ALLEGHENY**

Before me, a Notary Public in and for said county and state, personally appeared the above named **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR HOME FUNDS DIRECT** by **KELLY M. COLLINS** its **ASSISTANT VICE PRESIDENT** and **JOHN LITTELL** by **FINANCIAL DIMENSIONS, INC.**, who executed the foregoing instrument and acknowledged that the signing thereof was by authority of its Board of Directors and that the same was the voluntary act and deed, for the uses and purposes therein mentioned of officers.

In testimony whereof I have hereunto subscribed my name and affixed my seal **August 17, 2006**

Notary Commission Expires: **08/29/2009**

By: **Kelly J. Fonner**  
Notary Public  
**KELLY J. FONNER**

**COMMONWEALTH OF PENNSYLVANIA**  
Notarial Seal  
Kelly J. Fonner, Notary Public  
West Mifflin Boro, Allegheny County  
My Commission Expires Aug. 29, 2009

Member, Pennsylvania Association of Notaries