

After Recording Return to:
Vonnie McElligott
Northwest Trustee Services, Inc.
P.O. Box 997
Bellevue, WA 98009-0997



200702230106
Skagit County Auditor

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Notice of Discontinuance of Trustee's Sale

PURSUANT TO THE REVISED CODE OF WASHINGTON
CHAPTER 61.24, ET SEQ. **FIRST AMERICAN TITLE CO.**

89800

File No. 7023.12309/Helgeson, Patrick J. and Felisa J.

ACCOMMODATION RECORDING ONLY

Reference is made to that certain trust deed in which Patrick J. Helgeson and Felisa J. Helgeson, husband and wife as grantor, First American Title Company is trustee, Mortgage Electronic Registration Systems, Inc. solely as nominee for Mann Financial Inc. dba Skagit Valley Mortgage is beneficiary, said deed of trust was recorded 03/24/03 under Auditor's File No. 200303240289, mortgage records of Skagit County, Washington; said deed of trust encumbers the following described real property in said County:

Tax Parcel ID No.: 350512-3-001-0011 (P38916)

The West 1/2 of the Northeast 1/4 of the Southwest 1/4 of Section 12, Township 35 North, Range 5 East, W.M.; excet any portion within the Skagit County Right-of-Way commonly known as the Bacus Road; also except any portion lying South of said Bacus Right-of-Way, (also known as Tract 17 of survey, recorded October 23, 1989 under Auditor's File No. 8910230031).


Commonly Known As: 29163 Bacus Hill Road
Sedro Woolley, WA 98284

The undersigned trustee hereby discontinues that certain trustee's sale set by the Notice of Trustee's Sale recorded 11/20/06 under Auditor's File No. 200611200097, records of Skagit County, Washington.

This discontinuance shall not be construed as waiving any breach or default under the aforementioned deed of trust or as impairing any right or remedy thereunder, or as modifying or altering in any respect any of the terms, covenants, conditions or obligations thereof, but is and shall be deemed to be only an election, without prejudice, not to cause the sale to be made pursuant to the aforementioned Notice of Trustee's Sale.

DATED: February 19, 2007

Northwest Trustee Services, Inc. *

By 
* Northwest Trustee Services, Inc. successor by merger to Northwest Trustee Services, PLLC, fka Northwest Trustee Services, LLC

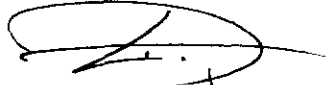
STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

JEFF STENMAN

I certify that I know or have satisfactory evidence that _____ is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument, on oath stated that (he/she) was authorized to execute the instrument and acknowledged (he/she) as the Assistant Vice President of Northwest Trustee Services, Inc. to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: February 19 2007

KEN L. PATNER
STATE OF WASHINGTON
NOTARY PUBLIC
MY COMMISSION EXPIRES 01-30-10


NOTARY PUBLIC in and for the State of Washington, residing at Seattle
My commission expires 1-30-10