



200703260100

Skagit County Auditor

3/26/2007 Page

1 of

2 9:54AM

When Recorded return To:

**DOCX****1111 Alderman Drive****Suite 350****Alpharetta, GA 30005**

Document Prepared By:

**Ron Meharg, 888-362-9638**

Property Address:

**18215-MARRIOT LANE****BELLINGHAM, WA 98229**

Recording Recorded By:

**Chevy Chase Bank**

Space Above for Recorder's Use Only

**Chevy****384****0576024640**

\*CHEVY3840576024640\*

**MIN #: 10032690000161691****MERS Telephone #:****888/679-6377CRef#:03/22/2007-PRef#:R076-P****OF Date:02/22/2007-Print Batch ID:20502**

WAstdor-eR2.0 01/29/2007

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**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**, **MORTGAGE ELECTRONIC REGISTRATIONS SYSTEMS**, whose address is **G4318 Miller Rd, Flint, MI 48507**, 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 DR., Suite 350, 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): **CHARLES E BRADSHAW AND CAROLYN S BRADSHAW, HUSBAND AND WIFE WITH RIGHT OF SURVIVORSHIP**

Original Trustee: **FIRST AMERICAN OF SKAGIT COUNTY**

Original Beneficiary: **MORTGAGE ELECTONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR AMERICAN MORTGAGE SPECIALISTS, INC.**

Date of Deed of Trust: **05/26/2006**

Loan Amount: **\$350,000.00**

Recording Date: **05/31/2006** Book: **NA** Page: **NA** Document #: **200605310056**

and recorded in the official records of the **County of Skagit**, 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 **03/22/2007**.

**MORTGAGE ELECTRONIC  
REGISTRATIONS SYSTEMS**

**Fidelity National Title Insurance Company**

**Hitesh Pandit**  
Vice President

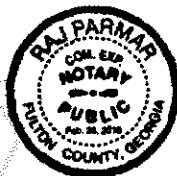
**Linda Green**  
Vice President

State of **GA**  
County of **Fulton**

On this date of **03/22/2007**, 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 **Linda Green and Hitesh Pandit**, known to me (or identified to me on the basis of satisfactory evidence) that they are the **Vice President and Vice President of MORTGAGE ELECTRONIC REGISTRATIONS SYSTEMS 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 corporation and that said corporation 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:



**RAJ PARMAR**  
Notary Public - Georgia  
Fulton County  
My Comm. Expires Feb. 26, 2010



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