

**RETURN TO:**

First American Title/NLA SE  
4033 Tampa Road #101  
Oldsmar, Florida 34677



200704260227  
Skagit County Auditor

4/26/2007 Page 1 of 5 3:00PM

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)

**Document Title(s)** (or transactions contained therein): (all areas applicable to your document must be filled in)

- 1. SUBSTITUTION OF TRUSTEE AND 2. D - 434660 - 5T
- 3. DEED OF RECONVEYANCE 4. (3) & (3)

**Reference Number(s) of Documents assigned or released:**

Additional reference #'s on page \_\_\_\_\_ of document 199910040027

**Grantor(s)** (Last name, first name, initials)

- 1. LUDWIG, MICHAEL WILLIAM
- 2. \_\_\_\_\_, \_\_\_\_\_

Additional names on page \_\_\_\_\_ of document.

**Grantee(s)** (Last name first, then first name and initials)

- 1. LUDWIG, BILL, LUDWIG, ARLENE
- 2. ISLAND TITLE, \_\_\_\_\_

Additional names on page \_\_\_\_\_ of document.

**Legal description** (abbreviated: i.e. lot, block, plat or section, township, range)

LOTS 19 AND 20, BLOCK 20, "PLAT OF THE TOWN OF SEDRO", AS PER PLAT

RECORDED IN VOLUME 1 OF PLATS, PAGE 17, RECORDS OF SKAGIT, WA ...

Additional legal is on page 15 of document.

**Assessor's Property Tax Parcel/Account Number**

Assessor Tax # not yet assigned

assigned  
4149-020-020-0008

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

Signature of Requesting Party

RECORDING REQUESTED BY:  
United Title Company - Orange Cty Title Div.

AND WHEN RECORDED MAIL TO:

Bill & Arlene Ludwig

Title Order No. 21062636  
Escrow No. 52010810

A.P.N. ~~XXXX~~ 4149-020-020-0008

Space above this line for Recorder's use

### SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

The undersigned Bill Ludwig and Arlene Ludwig **BENEFICIARY(IES)**, as the owner(s) and holder(s) of the Note secured by a Deed of Trusts dated October 1, 1999, made by Michael William Ludwig as **TRUSTOR(S)** to Island Title as **TRUSTEE** for Bill Ludwig and Arlene Ludwig **BENEFICIARY(IES)**, which Deed of Trust was recorded October 4, 1999 as Instrument No. in Book , Page 199910040087 of Official Records of Skagit County, State of Washington, hereby substitutes Bill Ludwig and Arlene Ludwig, as Trustee in lieu of the Trustee therein.

Bill Ludwig and Arlene Ludwig hereby accepts said appointment as Trustee under the above Deed of Trust, and as successor Trustee, and pursuant to the request of said owner and holder and in accordance with the provisions of said Deed of Trust, does hereby **RECONVEY WITHOUT WARRANTY TO THE PERSON OR PERSONS LEGALLY ENTITLED THERETO ALL** the estate now held by it under said Deed of Trust.

IN WITNESS WHEREOF the owner and holder above named has caused this instrument to be executed each in its respective interest.

Dated: March 15, 2007

STATE OF CALIFORNIA )  
COUNTY OF Skagit )ss

On 3/27/07 before me

Bill + Arlene Ludwig PAMELA G. ALDRIDGE  
Notary Public,

personally appeared They

Bill Ludwig + Arlene Ludwig

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Pamela G. Aldridge

Bill Ludwig  
Bill Ludwig  
Arlene Ludwig  
Arlene Ludwig

NOTARY PUBLIC  
STATE OF WASHINGTON  
PAMELA G ALDRIDGE  
My Appointment Expires Nov. 20, 2009

200704260227  
Skagit County Auditor

**United Title Company**  
3111 N. Tustin Avenue, Suite 270  
Orange, CA 92865  
Phone: (714) 637-7212 • Fax: (714) 637-3263

March 15, 2007

United Title Company  
3111 N. Tustin Avenue, Suite 270  
Orange, CA 92865

Re: Our Escrow No.: 52010810-JH  
Property Address: 700 Sterling St, Sedro Woolley, WA 98284

I/we hand you the following documents:

1. Note for \$ \_\_\_\_\_
2. Deed of Trust securing same recorded on \_\_\_\_\_ as instrument No. \_\_\_\_\_ official records of \_\_\_\_\_ County, State of California.
3. Fire Insurance Policy Number \_\_\_\_\_ issued by \_\_\_\_\_
4. Request for Full Reconveyance signed by all owners of the note and deed of trust.
5. \_\_\_\_\_

You are authorized to use the above enclosed documents when you can hold for the account of all parties executing the request for reconveyance in the sum of \$ 40,000, plus interest thereon at the rate of N/A (%) per cent per annum from N/A to date of recording computed on a 30 day month, and N/A days unearned interest as a bonus (if provided for in the note).

If you are unable to comply with these instructions on or before \_\_\_\_\_, you are authorized to comply at the earliest possible date thereafter, unless the undersigned has made written demand upon you for the return of the enclosed documents.

Please make remittance by your company check mailed to the address below.

SIGNATURE(S) OF BENEFICIARY(IES):

Bill Ludwig  
BILL LUDWIG

Arlene Ludwig  
ARLENE LUDWIG

Address: 621 Ludwig Dr.  
Sedro-Woolley WA  
Phone No.: 360-855-0817 98284

Address: same  
Phone No.: \_\_\_\_\_



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Skagit County Auditor

**AFFIDAVIT FOR LOST NOTE**

State of Washington

County of Skagit )

Pamela G. Aldridge

NOTARY PUBLIC  
SS STATE OF WASHINGTON  
PAMELA G ALDRIDGE  
My Appointment Expires Nov. 20, 2009

\_\_\_\_\_, being first duly sworn, depose and say:

That BILL AND ARLENE LUDWIG are the owners of a certain promissory note and deed of trust, the principal sum of \$ 120,000.00 made and executed by MICHAEL WILLIAM LUDWIG , on 10-01-99 , and payable to the order of BILL AND ARLENE LUDWIG , said promissory note being secured by a deed of trust of even date therewith, which deed of trust was on the 4<sup>TH</sup> OF OCTOBER 1999 recorded in the office of the Recorder of the County of SKAGIT , State of WASHINGTON in Book of Official Records, at Page 199910040087 /File/ page No. 199910040087 of Official Records.

That the above described note has been lost; that affiants have never assigned or transferred the same; that affiants will testify before any competent tribunal, officer or person in any action now pending or which may hereafter be instituted, in a particular manner to the facts as above stated. Affiant further agrees to hold harmless and to reimburse UNITED TITLE COMPANY , a California Corporation, for any loss which it may sustain by reason of their issuance of a deed of reconveyance without surrender of said note.

Dated: March 15, 2007

State of WASHINGTON  
County of Skagit

Subscribed and sworn to (or affirmed) before me on this 27th day of March 2007, 20 07, by Bill + Arlene, personally known to me or proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature Pamela G. Aldridge  
Notary Public in and for said State

Bill Ludwig  
BILL LUDWIG

Arlene Ludwig  
ARLENE LUDWIG

as customers

Pamela G. Aldridge

SPACE BELOW RESERVED FOR NOTARY SEAL

NOTARY PUBLIC  
STATE OF WASHINGTON  
PAMELA G ALDRIDGE  
My Appointment Expires Nov. 20, 2009



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Skagit County Auditor

EXHIBIT "A"

ALL THAT CERTAIN LAND SITUATED IN THE STATE OF WA, COUNTY OF Skagit, CITY OF Sedro Woolley,  
DESCRIBED AS FOLLOWS:

LOTS 19 AND 20, BLOCK 20, "PLAT OF THE TOWN OF SEDRO", AS PER PLAT RECORDED IN VOLUME 1  
OF PLATS, PAGE 17, RECORDS OF SKAGIT COUNTY, WASHINGTON.

A.P.No: 4149-020-020-0008



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