



200705140114

Skagit County Auditor

5/14/2007 Page 1 of 1 9:26AM

When Recorded Return To:

**DOCX LLC****1111 Alderman Drive****Ste #350****Alpharetta, GA 30005**

Document Prepared By:

**Ronald E Meharg, 888-362-9638**

Property Address:

**14958 VALLEY VIEW DR.****MOUNT VERNON, WA 98273**

Recording Requested By:

**USAA FEDERAL SAVINGS BANK**

This Space for Recorder's Use Only

**USA****000****82705690****CRef#:06/26/2007-PRef#:R060-POF****Date:04/27/2007-Print Batch ID:23641**

WAsrr-eR2.0 04/03/2007

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**SUBSTITUTION OF TRUSTEE**

**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;

**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.

**USAA FEDERAL SAVINGS BANK**, hereby acknowledges that the Promissory Note and all other indebtedness secured by the Deed of Trust have been fully satisfied and that the successor trustee mentioned herein is hereby requested to reconvey said Deed of Trust.

Original Borrower(s): **AMY M. KELLY AND RICHARD MICHAEL SIMONTON, WIFE AND HUSBAND**

Original Trustee: **SOCIUS LAW GROUP, P.L.L.C.**

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

Date of Deed of Trust: **01/28/2005**

Loan Amount: **\$38,992.00**

Recording Date: **01/28/2005** Book: **N/A** Page: **N/A** Document #: **200501280156**

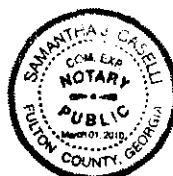
and recorded in the official records of the **County of Skagit**, State of **Washington** affecting Real Property and more particularly described on said Mortgage referred to herein.

**IN WITNESS WHEREOF**, the undersigned has caused these presents to be executed on this date of **05/04/2007**.

**USAA FEDERAL SAVINGS BANK****Rita Knowles****Authorized Signer**State of **GA**County of **Fulton**

On this date of **05/04/2007**, before me, the undersigned authority, a Notary Public duly commissioned, qualified and acting within and for the aforementioned State and County, personally appeared the within named **Rita Knowles**, known to me (or identified to me on the basis of satisfactory evidence) that he or she is the **Authorized Signer of USAA FEDERAL SAVINGS BANK** and was duly authorized in his or her respective capacity to execute the foregoing instrument 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 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:**SAMANTHA J. CASELLI**

Notary Public - Georgia

Fulton County

My Comm. Expires March 01, 2010