



200711270060

Skagit County Auditor

11/27/2007 Page

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2 9:35AM

When Recorded return To:

DOCX

1111 Alderman Drive

Suite 350

Alpharetta, GA 30005

Document Prepared By:

Ronald E Meharg, 888-362-9638

Property Address:

3915 STERLING PLACE

ANACORTES, WA 98221

Recording Recorded By:

Wells Fargo Bank, N.A.

Space Above for Recorder's Use Only

WELL

708

0010941144

CRef#:12/08/2007-PRef#:R089-POF

Date:11/08/2007-Print Batch ID:38599

WAsldor-eR2.0 07/09/2007

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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, Wells Fargo Bank, N.A. successor by merger to Wells Fargo Home Mortgage, Inc., whose address is 2701 WELLS FARGO WAY, X9901-L1R, MINNEAPOLIS, MN 55467, 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, 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): **MARXIMILLI J LUCAS AND MARGERY S LUCAS, HUSBAND AND WIFE**

Original Trustee: **LAND TITLE**

Original Beneficiary: **WELLS FARGO HOME MORTGAGE, INC.**

Date of Deed of Trust: **11/14/2002**

Loan Amount: **\$176,000.00**

Recording Date: **11/22/2002** Book: N/A Page: N/A Document #: **200211220107**

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 **11/16/2007**.

Wells Fargo Bank, N.A. successor by merger to Wells Fargo Home Mortgage, Inc.

Fidelity National Title Insurance Company

Linda Green

Vice Pres. Loan Documentation

Jessica N. Ohde

Asst. Vice Pres., Loan Documentation

State of GA
County of **Fulton**

On this date of **11/16/2007**, 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 **Jessica N. Ohde** and **Linda Green**, known to me (or identified to me on the basis of satisfactory evidence) that they are the **Asst. Vice Pres., Loan Documentation and Vice Pres. Loan Documentation of Wells Fargo Bank, N.A. successor by merger to Wells Fargo Home Mortgage, Inc. 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:



Bailey Kirchner
NOTARY PUBLIC
Fulton County
State of Georgia
My Commission Expires
February 19, 2011



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