



200803250007
Skagit County Auditor

3/25/2008 Page 1 of 2 8:35AM

When Recorded return To:
DOCX
1111 Alderman Drive
Suite 350
Alpharetta, GA 30005

Document Prepared By:
Ronald E Meharg, 888-362-9638
Property Address:
**4409 SAN JUAN AVENUE
ANACORTES, WA 98221**
Recording Recorded By:
Wells Fargo Bank, N.A.

Space Above for Recorder's Use Only

WELLS	708	0256296484
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MIN #: 10044130000003268
MERS Telephone #:
888/679-6377 CRef#: 04/02/2008-PPref#: R089-PO
F Date: 03/03/2008-Print Batch ID: 47265

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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 Registration Systems, Inc., whose address is P.O. Box 2026, Flint, MI 48501-2026, being the present legal owner and holder of the indebtedness secured by said Deed of Trust, does hereby substitute and appoint, Wells Fargo Financial National Bank, a National Banking Association 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): DANIEL MASAOKA AND SAMANTHA MASAOKA, HUSBAND AND WIFE

Original Trustee: LAND TITLE OF ANACORTES

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR BUSINESS BANK OF SKAGIT COUNTY, A WASHINGTON BANKING CORPORATION

Date of Deed of Trust: 10/02/2006

Loan Amount: \$352,000.00

Recording Date: 10/06/2006 Book: N/A Page: N/A Document #: 200610060157

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 03/20/2008.

Mortgage Electronic Registration Systems, Inc.

Wells Fargo Financial National Bank, a National Banking Association

Pat Kingston
Vice President

Brent Bagley
Title Officer

State of GA
County of Fulton

On this date of 03/20/2008, 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 **Pat Kingston** and **Brent Bagley**, known to me (or identified to me on the basis of satisfactory evidence) that they are the **Vice President** and **Title Officer** of **Mortgage Electronic Registration Systems, Inc.** and **Wells Fargo Financial National Bank, a National Banking Association** 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:



VERONICA TURNER
Notary Public - Georgia
Fulton County
My Comm. Expires Aug. 31, 2010



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