



200804140049  
Skagit County Auditor

4/14/2008 Page 1 of 2 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:  
**1725 RIO VISTA AVENUE  
BURLINGTON, WA 98233**

Recording Recorded By:

**CITI Residential Lending**

Space Above for Recorder's Use Only

**CITRL**

**874**

**0071173033**

**CRef#:05/10/2008-PRef#:R095-POF**

**Date:03/11/2008-Print Batch ID:48032**

WAsdor-eR2.0 03/12/2008

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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, CITI RESIDENTIAL LENDING INC., AS ATTORNEY -IN- FACT FOR ARGENT MORTGAGE COMPANY, LLC**, whose address is 1100 Town & Country, 8th Floor, Orange, CA 92868, 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): **JAMES C. COOK AND KRISTI M. COOK, HUSBAND AND WIFE**

Original Trustee: **LAND TITLE COMPANY OF SKAGIT COUNTY**

Original Beneficiary: **ARGENT MORTGAGE COMPANY, LLC**

Date of Deed of Trust: **02/01/2005**

Loan Amount: **\$144,000.00**

Recording Date: **02/08/2005** Book: **N/A** Page: **N/A** Document #: **200502080078**

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 **03/31/2008**.

**CITI RESIDENTIAL LENDING INC., AS  
ATTORNEY -IN- FACT FOR ARGENT  
MORTGAGE COMPANY, LLC**

**Fidelity National Title Insurance Company**

**Pat Kingston**  
Vice President

**Korell Harp**  
Asst. Vice Pres., Loan Documentation

State of GA  
County of Fulton

On this date of 03/31/2008, 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 **Korell Harp**, known to me (or identified to me on the basis of satisfactory evidence) that they are the **Vice President** and **Asst. Vice Pres., Loan Documentation** of **CITI RESIDENTIAL LENDING INC., AS ATTORNEY -IN- FACT FOR ARGENT MORTGAGE COMPANY, LLC** 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:



Shantavia Thomas  
NOTARY PUBLIC  
Fulton County  
State of Georgia  
My Commission Expires  
January 29, 2012



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Skagit County Auditor