



200812110027

Skagit County Auditor

12/11/2008 Page 1 of 2 9:53AM

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:
**7387 SKAGIT VIEW DRIVE
CONCRETE, WA 98237**
Recording Recorded By:
Select Portfolio Servicing, Inc.

Space Above for Recorder's Use Only

SPS	277	0009869033
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MIN #: 100403600060506175
MERS Telephone #:
888/679-6377CRef#:12/16/2008-PPref#:R102-PO
F Date:10/17/2008-Print Batch ID:65735
WAstdor-eR2.0 10/16/2008 Copyright (c) 2008 by DOCX LLC



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, **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.

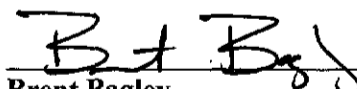
Original Borrower(s): **JERRY D NICHOLS AND JUDITH A NICHOLS HUSBAND AND WIFE**
Original Trustee: **CHICAGO TITLE CO ISLAND DIVISION**
Original Beneficiary: **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC AS NOMINEE FOR INDEPENDENT FINANCIAL MORTGAGE INC, A KANSAS CORPORATION**

Date of Deed of Trust: **06/16/2006** Loan Amount: **\$50,000.00**


Recording Date: **06/22/2006** Book: **N/A** Page: **N/A** Document #: **200606220036**
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 **12/01/2008.**

MORTGAGE ELECTRONIC REGISTRATION Fidelity National Title Insurance Company SYSTEMS, INC.



Brent Bagley
Vice President

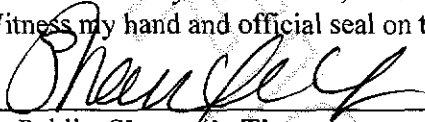


Jessica Ohde
Asst. Vice Pres. Loan Documentation

State of GA
County of Fulton

On this date of 12/01/2008, before me the undersigned authority, personally appeared **Brent Bagley** and **Jessica Ohde**, personally known to me to be the persons whose names are subscribed on the within instrument as the **Vice President** and **Asst. Vice Pres. Loan Documentation** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**, a corporation and **Fidelity National Title Insurance Company**, a corporation, respectively, who, both being by me duly affirmed, acknowledged to me that they, being authorized to do so, in the capacity therein stated, executed the within instrument for and on behalf of the corporations, as the free and voluntary act and deed, for the consideration, uses and purposes therein contained.

Witness my hand and official seal on the date hereinabove set forth.


Notary Public: **Shantavia Thomas**
My Commission Expires: **01/29/2012**



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



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Skagit County Auditor