



200912030030

Skagit County Auditor

12/3/2009 Page

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211:18AM

When recorded, mail to:

US BANK HOME MORTGAGE
4801 FREDERICA STREET
OWENSBORO, KY 42301

Trustee's Sale No: WA-USB-095907

090520087

CHICAGO TITLE CO.

620005075

TRUSTEE'S DEED

THE GRANTOR, CHICAGO TITLE COMPANY OF WASHINGTON, LSI DIVISION, as present Trustee under that Deed of Trust, as hereinafter particularly described, in consideration of the premises and payment, recited below, hereby grants and conveys without warranty, to: US BANK, NA, GRANTEE, that real property, situated in the County of SKAGIT, State of WASHINGTON, described as follows:

LOT 32, PRESSINTIN CREEK WILDERNESS, DIV NO 2, ACCORDING TO THE PLAT RECORDED IN VOLUME 9 OF PLATS, PAGES 38 TO 39, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATED IN SKAGIT COUNTY, WASHINGTON.

Tax Parcel No: 3969-000-032-0005.

RECITALS:

1. This conveyance is made pursuant to the powers, including the power of sale, conferred upon said Trustee by that certain Deed of Trust dated 6/20/2007, recorded in Auditor's/Recorder's No. 200706260091, records of SKAGIT County, Washington, from JAMES D FATUCH AND HOLLY G FATUCH, HUSBAND AND WIFE, as Grantor, to FIRST AMERICAN TITLE INSURANCE COMPANY, as Trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary.
2. Said Deed of Trust was executed to secure, together with other undertakings, the payment of a promissory note in the sum of 169569, with interest thereon, according to the terms thereof, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. and to secure any other sums of money which might become due and payable under the terms of said Deed of Trust.
3. The described Deed of Trust provides that the real property conveyed therein is not used principally for agricultural or farming purposes.
4. Default having occurred in the obligations secured and/or covenants of the Grantor as set forth in the "Notice of Trustee's Sale" described below, which by the terms of the Deed of Trust made operative the power to sell, the thirty-day advance "Notice of Default" was transmitted to the Grantor, or his successor in interest, and a copy of said Notice was posted or served in accordance with law.
5. US BANK, NA, being then the holder of the indebtedness secured by said Deed of Trust, delivered to said Trustee written request directing said Trustee to sell the described property in accordance with the law and the terms of said Deed of Trust.

