

After Recording Return to:  
Heather L. Smith  
Northwest Trustee Services, Inc.  
P.O. Box 997  
Bellevue, WA 98009-0997



201008250043  
Skagit County Auditor

8/25/2010 Page 1 of 1 1:46PM

### Appointment of Successor Trustee

99188-2

File No. 7023.74040

GUARDIAN NORTHWEST TITLE CO.

Terry L. Walters and Dawn R. Walters, husband and wife is/are the grantor(s), Chicago Title Company is the trustee and Mortgage Electronic Registration Systems, Inc. solely as nominee for Franklin Bank, SSB is the beneficiary under that certain deed of trust dated 01/26/06 and recorded on 01/31/06 under Skagit County, Washington Auditor's File No. 200601310067.

The present beneficiary under said deed of trust appoints Northwest Trustee Services, Inc., a Washington corporation, whose address is P.O. Box 997, Bellevue, WA 98009-0997, as successor trustee under the deed of trust with all powers of the original trustee.

The undersigned present beneficiary warrants and represents that, as of the date this Appointment of Successor Trustee has been executed and acknowledged, it is the holder of the obligation secured by the subject deed of trust and is not holding the same as security for a different obligation.

Wells Fargo Bank, NA, by Heather Smith Assistant Vice President of Northwest Trustee Services, Inc., as Attorney In Fact by Power of Attorney recorded 1/7/2010 under Auditor's File No. 201001070106

By

STATE OF WASHINGTON )  
)ss  
COUNTY OF KING )

I certify that I know or have satisfactory evidence that Heather Smith is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument, on oath stated that (he/she) was authorized to execute the instrument and acknowledged it as the Assistant Vice President of Northwest Trustee Services, Inc., as Attorney In Fact of Wells Fargo Bank, NA to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: May 26, 2010

**TRISTAN Y. CHOI**  
STATE OF WASHINGTON  
**NOTARY PUBLIC**  
MY COMMISSION EXPIRES  
09-22-13

Notary Public in and for the State of Washington  
Residing at Bellevue  
My appointment expires 9/22/2013

NORTHWEST TRUSTEE SERVICES, INC.  
P.O. BOX 997  
BELLEVUE, WA 98009-0997  
425-586-1900 FAX 425-586-1997

Client: Wells Fargo Home Mortgage  
Borrower: WALTERS, TERRY L and DAWN R

SERVING WASHINGTON, OREGON, IDAHO & ALASKA