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201101260108

Skagit County Auditor

1/26/2011 Page

1 of

6 3:08PM

Use dark black ink and print legibly. Documents not legible will be rejected per RCW 65.04.045 & 65.04.047

DOCUMENT TITLE(S):

Loan Assumption & Assignment of Escrow Agreement

**AUDITOR FILE NUMBER & VOL. & PG. NUMBERS OF DOCUMENT(S)
BEING ASSIGNED OR RELEASED:**

200904240085

Additional reference numbers can be found on page _____ of document.

GRANTOR(S):

Cory R. Wodelet and Amanda E. Wodelet

Additional grantor(s) can be found on page _____ of document.

GRANTEE(S):

Cory Wodelet

Additional grantee(s) can be found on page _____ of document.

ABBREVIATED LEGAL DESCRIPTION: (Lot, block, plat name OR; qtr/qtr,
section, township and range OR; unit, building and condo name.)

P68495

Additional legal(s) can be found on page _____ of document.

ASSESSOR'S 16-DIGIT PARCEL NUMBER:

Lot 12, Plat of Ridgewood Division No. 1

Additional numbers can be found on page _____ of document.

The Auditor/Recorder will rely on the information provided on this form. The responsibility for the accuracy of the indexing information is that of the document preparer.

(SPACE ABOVE THIS LINE FOR RECORDER'S USE)

Prepared By:

Melissa hensley
PNC Mortgage
3232 Newmark Dr.
Miamisburg, OH 45342

After Recording Mail To:

NationalLink
4000 Industrial Blvd.
Aliquippa, PA 15001
Order # 258652

LOAN ASSUMPTION & ASSIGNMENT OF ESCROW AGREEMENT
DOCUMENT TITLE



201101260108
Skagit County Auditor

Original information of the Deed of Trust being Assumed

Original Amount: \$ 279,837.00

Mortgagor: Cory R. Wodelet and Amanda E. Wodelet

Mortgagee: National City Mortgage a division of National City Bank

Dated: 04/21/2009

Recorded: 04/24/2009

Instrument No: 200904240085



201101260108

Skagit County Auditor

PNC MORTGAGE
3232 NEWMARK DRIVE
MIAMISBURG OH 45342

P O BOX 1820
DAYTON OH 45401-1820

LOAN NUMBER 0006188057
PROPERTY ADDRESS: 19529 Ridgewood Dr
Mount Vernon WA 98274

LOAN ASSUMPTION AND ASSIGNMENT OF ESCROW AGREEMENT
(With Release of Liability)

Assumption, Agreement of Purchaser(s)

For value received, I (we), the undersigned purchaser(s), do hereby agree and assume to pay the Mortgagee, its successors or assigns, the principal balance due as set forth below, under the mortgage above described, and all accrued interest thereon, at the time, in the manner and in all respects as provided in the note secured by said mortgage. All payments for whatever purpose under the said mortgage shall be made to PNC Mortgage, a division of PNC Bank, National Association (PNC Mortgage), as Mortgagee, or as the correspondent of or duly authorized servicer for the Mortgagee.

I (we) further agree that the current status of the loan we are assuming is:

Principal Balance \$ 272,578.42 Interest Rate 4.50000
Amount of Payment \$1919.03 Next Payment Due JANUARY 01, 2011

I (we) do further covenant and agree to fully perform each and all of the covenants, agreements and obligations under the said mortgage and note on the part of the Mortgagor(s) to be performed, in the manner and the same extent as if I (we) had originally executed the said mortgage and note. The term "mortgage" as used herein shall include any mortgage deed, deed of trust, loan deed, or any other security instrument.

Date 1-12-11

Purchaser CW

CORY WODELET

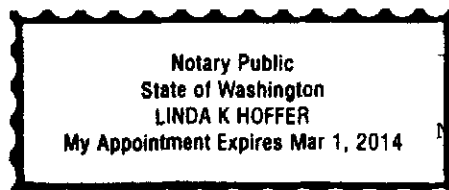
Purchaser _____

STATE OF Washington)
COUNTY OF Skagit)

SS:

I, Linda K. Hoffer, a Notary Public in and for said county and state, do hereby certify that CORY WODELET personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 12th day of January 20 11



Linda K. Hoffer
NOTARY PUBLIC

My commission expires

3/01/2014

AL218 JQE



201101260108

Skagit County Auditor

LOAN ASSUMPTION AND ASSIGNMENT OF ESCROW AGREEMENT
(PAGE 2)

Agreement of Mortgagor(s)

I (we), the undersigned Mortgagor(s), do hereby represent and warrant that the lien of the aforesaid mortgage held by Mortgagee is a first, valid and subsisting lien on the real property described in said mortgage; that the execution and delivery of this assumption agreement by the Purchaser(s) will not impair the lien of said mortgage; that the Mortgagor(s) have not done or suffered anything to be done that would adversely affect the priority, validity, or enforceability of the mortgage, or value of the Mortgagee's security.

I (we) do hereby assign to the Purchaser any and all interest whatsoever in any moneys heretofore or hereafter deposited with PNC Mortgage for any purpose including, but without limitation to, the payment of real estate taxes and assessments, and hazard insurance premiums, if any.

It is understood that the liability of AMANDA WODELET, under the said Mortgage and Note secured thereby shall be released by the Mortgagee, PNC Mortgage at such time as CORY WODELET assumes loan number 0006188057, and that a copy of this Release of Liability shall take effect with receipt of all required documents and fees necessary to complete the transaction.

Date

1-12-11

Seller

Cory R Wodelet
Cory R Wodelet

Seller

Amanda E Wodelet
Amanda E Wodelet

STATE OF

Washington

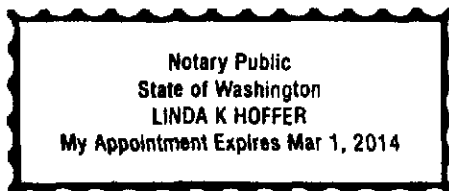
SS:

COUNTY OF

Skagit

I, Linda K Hoffer, a Notary Public in and for said county and state, do hereby certify that CORY WODELET and Amanda E Wodelet personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 12th day of January 2011



Linda K Hoffer
NOTARY PUBLIC

My commission expires 3/01/2014

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EXHIBIT "A"

LEGAL DESCRIPTION

Lot 12, Plat of Ridgewood Division No. 1, according to the plat thereof recorded in Volume 9 of plats, pages 68 and 69, records of Skagit County, Washington. Situated in Skagit County, Washington.

Tax ID: P68495



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