



201111070107

Skagit County Auditor

11/7/2011 Page 1 of 2 3:17PM

AND WHEN RECORDED MAIL TO:

Seterus, Inc. fka IBM Lender Business Process Services, Inc.
14523 SW Millikan Way, Suite 200
Beaverton, OR 97005

Attn: John Burnett

TS No.: WA-11-447747-SH

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Title Order No.: 5484199 **1ST AM**

GUARDIAN NORTHWEST TITLE CO.

TRUSTEE'S DEED UPON SALE

101870

A.P.N.: 4917 000 120 0000 P125816

TRANSFER TAX:

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20113372

NOV 07 2011

The Grantee Herein is The Foreclosing Beneficiary.

The Amount of The Unpaid Debt was \$354,500.66

The Amount paid by The Grantee was, \$228,443.58

Said Property is in the City of, MOUNT VERNON, County of SKAGIT.

Amount Paid \$ 0
Skagit Co. Treasurer
By UNAM Deputy

QUALITY LOAN SERVICE CORPORATION OF WASHINGTON, as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby **GRANT** and **CONVEY** to:

Federal National Mortgage Association

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of **SKAGIT**, State of **Washington**, described as follows:

¹²⁰
LOT 102, PLAT OF CEDAR HEIGHTS PUD, PHASE 1, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 19, 2007, UNDER AUDITOR'S FILE NO 200701190116, RECORDS SITUATED IN SKAGIT COUNTY, WASHINGTON.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **MICHELE B. STRUIKSMA JOSEPH P. STRUIKSMA** as Trustor, dated 11/29/2007, and recorded on 11/30/2007 as instrument number 200711300137 of the Official Records in the office of the Recorder of **SKAGIT**, Washington under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed Trustee, default having occurred under the Deed of Trust pursuant to the Notice of Sale recorded on 7/27/2011, instrument number 201107270042, Book , Page , of Official records. Trustee having complied with all applicable statutory requirements of the State of Washington and performed all duties required by the Deed of Trust including sending a Notice of Sale by certified mail, postage pre-paid to each person entitled to notice, as provided in Chapter 61.24 RCW.

All requirements per Washington Statutes regarding the mailing, personal delivery and publication of copies of Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been

complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on 10/28/2011. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$228,443.58, in lawful money of the United States, in pro per, receipt their of is hereby acknowledged.

In witness thereof, **QUALITY LOAN SERVICE CORPORATION OF WASHINGTON**, as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws

Date:

NOV 02 2011

QUALITY LOAN SERVICE CORPORATION OF WASHINGTON
Adriana
By: **Adriana Hernandez, Assistant Secretary**

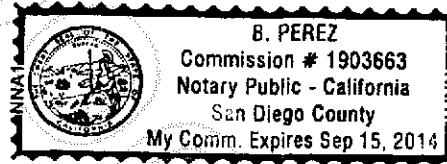
State of: **California**
County of: **San Diego**

On NOV 02 2011 before me, **B. Perez** a notary public, personally appeared **Adriana Hernandez**, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *B. Perez* (Seal)
B. Perez



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