



201111150214

Skagit County Auditor

11/15/2011 Page 1 of 5 2:40PM

Prepared By/Return to:
CitiMortgage, Inc.
14700 Citicorp Drive #0251
Hagerstown, MD 21742
0008138827

SUBSTITUTION OF TRUSTEE AND PARTIAL RELEASE AND MODIFICATION OF DEED OF TRUST

Reference No: 200305160130
Grantor: Kathleen Arentzen
Grantee: "MERS" Mortgage Electronic Registration Systems, Inc
Abbreviated Legal Description: Portion of SE1/4 Section 25 Township 36N Range 4 East WM
Assessor's Tax Parcel ID No: P112710, P49996, P49901, P95948

This Agreement, made this day of November 8, 2011 benefit of Kathleen Arentzen, unmarried, Trustor in the Deed of Trust mentioned below and the owner of the real property described therein, Citibank, NA, substituted Trustee and "MERS" Mortgage Electronic Registration Systems, Inc., acting solely as a nominee for Lender and Lender's successors and assigns, Beneficiary and the present owner and holder of the indebtedness secured by said Deed of Trust:

WITNESSETH:

Whereas, Trustor did execute a Deed of Trust dated May 6, 2003, encumbering real property described therein for the purpose of securing an indebtedness of One Hundred Twenty Thousand and No/100 (\$120,000.00) in favor of "MERS" Mortgage Electronic Registration Systems, Inc., Beneficiary, said Deed of Trust was executed by Kathleen Arentzen, to First American Title Company, Trustee, recorded on May 6, 2003 in the Recorder's office, in and for the County of Skagit, State of Washington, as Document No. 200305160130; and

Whereas, the undersigned, "MERS" Mortgage Electronic Registration Systems, Inc., desires to substitute a new Trustee under said Deed of Trust in the place and stead of said original Trustee thereunder, and any subsequently appointed trustee.

Now, THEREFORE, the undersigned Beneficiary hereby substitutes Citibank, NA, as Trustee under said Deed of Trust.

Whereas, Trustor and Beneficiary desire to modify the description of the property encumbered by the Deed of Trust and to do so it is necessary for said Deed of Trust to encumber all of the Modified property.

Now, Therefore, in consideration of the foregoing and other valuable consideration, the parties hereto do hereby amend and modify, said Deed of Trust by adding thereto the following description:

See Exhibit "A" attached hereto and made a part hereof

Trustors hereby grants to said Trustee the real property last described, in trust, with Power of Sale, for the purpose and under all of the provisions contained in said Deed of Trust, to the same effect as if said real property last described had been originally described thereon;

NOW, THEREFORE, the undersigned Beneficiary requests the Trustee of said Deed of Trust to reconvey a portion of the property described in said Deed of Trust.

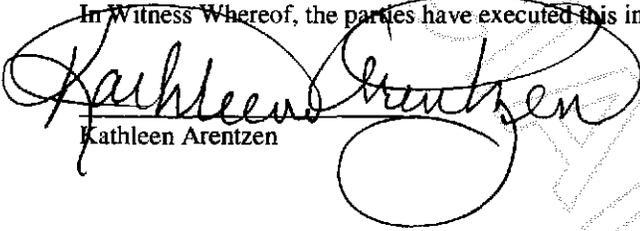
NOW, THEREFORE, the undersigned, Trustee, does hereby REMISE, RELEASE AND CONVEY, without warranty, to the present owner of said property, PART of the real estate in said Deed of Trust described, situated in Skagit County in the State of Washington, to-wit:

See Exhibit "B" attached hereto and made a part hereof

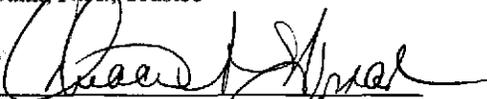
Except, as hereby modified, said Deed of Trust shall remain in full force and effect.

This Agreement shall inure to the benefit of and be binding upon the parties hereto and the personal representatives and successors in interest of each of them.

In Witness Whereof, the parties have executed this instrument the day and year first described above.

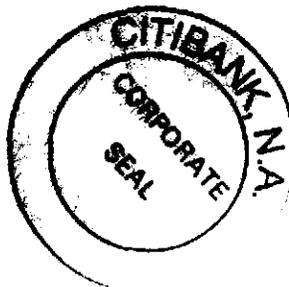

Kathleen Arentzen

Citibank, N.A., Trustee

By: 
Traci A. Hoffman, Vice President

"MERS" Mortgage Electronic Registration Systems, Inc.
Beneficiary
MIN# 1001359-0000002656-4
P.O. Box 2026, Flint, MI 48501-2026
888-679-MERS

By: 
Gayle Alexander, Assistant Secretary

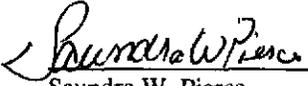


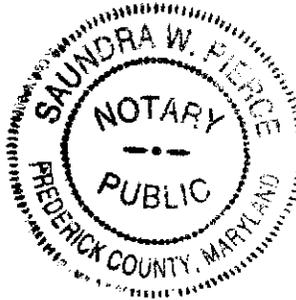
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Skagit County Auditor

State of Maryland
County of Frederick

On December 29, 2008, before me, Sandra W. Pierce, Notary Public, personally appeared Traci A. Hoffman, Vice President of Citibank, N.A., personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed same in her capacity, and that by her signature on the instrument the person or entity upon behalf of which the person acted, executed the instrument.

Witness my hand and official seal.

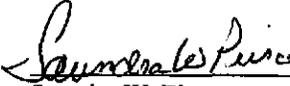
 Notary Public Signature
Sandra W. Pierce
My Commission expires August 9, 2011

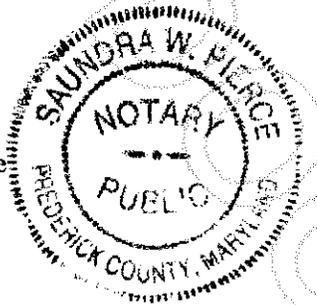


State of Maryland
County of Frederick

On December 29, 2008, before me, Susan J. Murray, Notary Public, personally appeared Gayle Alexander, Vice President of "MERS" Mortgage Electronic Registration Systems, Inc., personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed same in his capacity, and that by his signature on the instrument the person or entity upon behalf of which the person acted, executed the instrument.

Witness my hand and official seal.

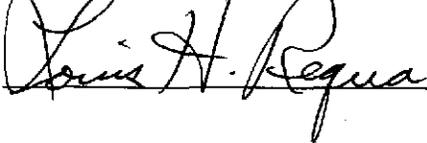
 Notary Public Signature
Sandra W. Pierce
My Commission expires August 9, 2015

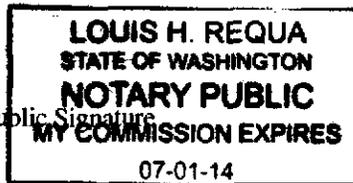


State of Washington
County of Skagit

On this day of Nov. 10, 2011, before me, the undersigned, a notary public in and for said state, personally appeared Kathleen Arentzen, personally known to me OR provided to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that they executed the same in their capacity, and that by their signature on the instrument, the individual(s) upon behalf of which the individual acted, executed the instrument.

Witness my hand and official seal.

 Notary Public Signature



My Commission expires:



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806 Metcalf St., Sedro-Woolley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658

Exhibit A

LEGAL DESCRIPTION FOR
SHARON SALFER and KATHLEEN ARENTZEN
OF
PARCEL TO BE CONVEYED TO KATHLEEN ARENTZEN

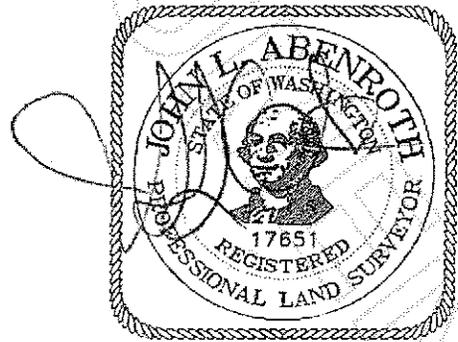
June 22, 2011

That portion of the southeast quarter of the southeast quarter of Section 25, Township 36 North, Range 4 East, W.M. described as follows:

Commencing at the southeast corner of that certain parcel conveyed to Sharon Salfer by deed recorded under AF#20063300066, records of Skagit County, Washington; thence N 88°05'40"W along the south line of said Salfer parcel, a distance of 268.59 feet to the point of beginning of this description; thence N 88°05'40"W along the south line of said Salfer parcel, a distance of 52.41 feet to the southwest corner thereof; thence N 1°54'20"E along the west line of said Salfer parcel, a distance of 139.16 feet to the northwest corner thereof; thence S 86°49'07"E along the north line of said Salfer parcel, a distance of 52.42 feet to a point on the north line of said Salfer parcel which is 268.66 feet from the northeast corner thereof; thence S 1°54'20"W, a distance of 137.99 feet to the point of beginning of this description.

Containing 7,264 square feet.

Situate in Skagit County, Washington.



8/29/11

EXHIBIT A



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Exhibit B

LEGAL DESCRIPTION FOR
SHARON SALFER and KATHLEEN ARENTZEN
OF
PARCEL TO BE CONVEYED TO SHARON SALFER

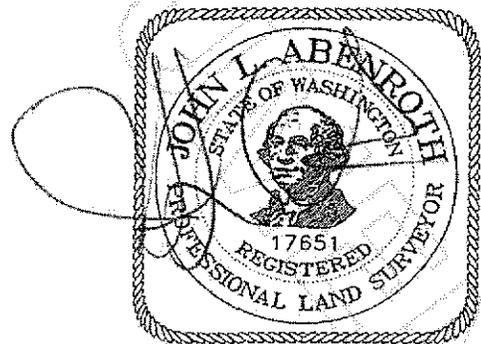
June 22, 2011

That portion of the southeast quarter of the southeast quarter of Section 25, Township 36 North, Range 4 East, W.M. described as follows:

Beginning at the southeast corner of that certain parcel conveyed to Sharon Salfer by deed recorded under AF#20063300066, records of Skagit County, Washington; thence S 1°54'20"W along the west line of State Route 9, a distance of 27.68 feet; thence N 87°49'27"W, a distance of 268.59 feet; thence N 1°54'20"E, a distance of 26.41 feet to a point on the south line of said Salfer parcel; thence S 88°05'40"E, a distance of 268.59 feet to the point of beginning.

Containing 7,264 square feet.

Situate in Skagit County, Washington.



8/29/11

EXHIBIT A



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