



201111280039

Skagit County Auditor

11/28/2011 Page

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1 8:56AM

Return Address:

Banner Bank

P.O. Box 907

Walla Walla, WA 99362

Attn: Reconveyance Dept. – Lori Bessey

Luther - 17029113

MERS # 100167900009166131

MERS Phone: 1-888-679-6377

APPOINTMENT OF SUCCESSOR TRUSTEE

Know all men by these presents: Stephen R. Luther and Michele L. Luther, husband and wife, the Grantor, and Guardian NW Title & Escrow, the Trustee, and Mortgage Electronic Registration Systems, Inc. is the beneficiary under that certain deed dated May 22, 2009 recorded on May 28, 2009 under recording number 200905280152 in Volume N/A at page N/A in the official records of Skagit County, State of Washington.

The undersigned, who is the present beneficiary under said deed of trust, desires to appoint a new trustee in the place and stead of the original trustee named above.

NOW, THEREFORE, in view of the premises, the undersigned hereby appoints Northwest Financial Corporation whose address is PO Box 907, Walla Walla, WA 99362, as successor trustee under said deed of trust, to have all the powers of said original trustee, effective forthwith.

IN WITNESS WHEREOF, the undersigned beneficiary has hereunto executed this document; if the undersigned is a corporation, it has caused its corporation name to be signed and affixed hereunto by its duly authorized officers.

Mortgage Electronic Systems Inc.Date: **October 20, 2011**

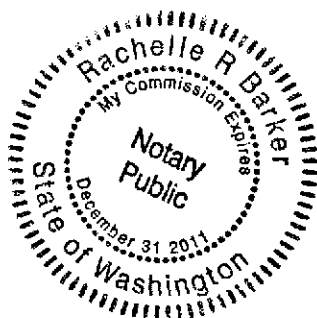
Payoff Date: September 1, 2011

Penne Locati, Assistant Secretary
as Nominee for Banner Bank

State of Washington
County of Walla Walla

ss.

On this 28 day of September, 2011 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared before me Penne Locati, Assistant Secretary of Mortgage Electronic Registration Systems, Inc., as Nominee for Banner Bank, the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation. For the uses and purposes therein mentioned, and on oath stated that she is authorized to execute the said instrument.



Witness my hand and official seal hereto affixed the
day and year first above written.

Notary Public in and for the State of Washington residing at Walla Walla