UNOFFICIAL DOCUMENT

201204110066
Skagit County Auditor
4/11/2012 Page 1 of 1 3:23PM

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

Notice of Discontinuance of Trustee's Sale

GUARDIAN NORTHWEST TITLE CO.

PURSUANT TO THE REVISED CODE OF WASHINGTON
CHAPTER 61.24, ET SEQ.

98913

File No. 7023.09680/KOZIOL, RYAN J. and KATHERINE E.

Reference is made to that certain trust deed in which Ryan J. Koziol and Katherine E. Koziol, husband and wife as grantor, Northwest Trustee Services, LLC is trustee, Wells Fargo Bank, N.A. is beneficiary, said deed of trust was recorded 03/14/08 under Auditor's File No. 200803140091, mortgage records of Skagit County, Washington; said deed of trust encumbers the following described real property in said County:

Commonly Known As: 1310 37th Street
Anacortes, WA 98221

The undersigned trustee hereby discontinues that certain trustee's sale set by the Notice of Trustee's Sale recorded 11/04/10 under Auditor's File No. 201011040051, records of Skagit County, Washington.

This discontinuance shall not be construed as waiving any breach or default under the aforementioned deed of trust or as impairing any right or remedy thereunder, or as modifying or altering in any respect any of the terms, covenants, conditions or obligations thereof, but is and shall be deemed to be only an election, without prejudice, not to cause the sale to be made pursuant to the aforementioned Notice of Trustee's Sale.

DATED: 4/10/2012

Northwest Trustee Services, Inc.

By _____
Northwest Trustee Services, Inc.

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that JEFF STENMAN 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. to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 4.10.2012

Anda C. Ruja
NOTARY PUBLIC in and for the State of Washington, residing at RENTON
My commission expires 12-26-2015

ANDA C. RUJA
STATE OF WASHINGTON
NOTARY PUBLIC
MY COMMISSION EXPIRES
12-26-15