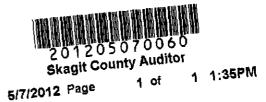
When Recorded Return To:

R JAMES STEWART MARGIE A STEWART 513 37TH ST **ANACORTES, WA 98221-3458**





APPOINTMENT OF SUCCESSOR TRUSTEE

CITIMORTGAGE, INC. #:1122024855 "STEWART" Lender ID:03406/600397262 Skagit, Washington
MERS #: 100017995200210003 SIS #: 1-888-679-6377

WHEREAS, the undersigned is the present Beneficiary under the Deed of Trust Described as follows:

Original Trustor: R JAMES STEWART AND MARGIE A STEWART, HUSBAND AND WIFE Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

Dated: 03/25/2010 Recorded: 04/05/2010 as Instrument No.: 201004050128 In the County of Skagit State of Washington

Property Address: 513 37TH ST, ANACORTES, WA 98221

AND WHEREAS, the undersigned, who is the present Beneficiary under said Deed of Trust, desires to appoint a successor Trustee under said Deed of Trust in the place and stead of present Trustee thereunder;

Now therefore, the undersigned hereby appoints CITIBANK, N.A. whose address is 14700 CITICORP DRIVE, HAGERSTOWN, MD 21742 as Successor Trustee under said Deed of Trust, to have all the powers of said original Trustee, effective immediately.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. On May 1st, 2012

V. ROBIN MYERS, Assistant Secretary

STATE OF Maryland COUNTY OF Washington

On this 1st day of May 2012, before me, the undersigned officer personally appeared V. ROBIN MYERS , who made acknowledgment on behalf of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., who acknowledges himself/herself to be the Assistant Secretary of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., a corporation, and that he/she as such Assistant Secretary, being authorized so to do, executed the foregoing instrument in their capacity for the purposes therein contained, by signing the name of the corporation by himself/herself as Assistant Secretary.

WITNESS my hand and official seal,

BOBBIE JO ENGELMAN Notaby Expires: 07/07/2014 Bobbie Jo Engelman Notary Public Washington Co., MD

(This area for notarial seal)