



201211210015

Skagit County Auditor

11/21/2012 Page 1 of 2 10:24AM

When recorded mail to:

CoreLogic
450 E. Boundary St.
Chapin, SC 29036

This space for Recorder's use



Case Nbr: 21494796
Ref Number: 1004760904
Tax ID: 37850030100007
11/27/2012
Property Address:
1919 12TH STREET
ANACORTES, WA 98221
WA0-R-ST 21494796 11/12/2012

Recording Requested By:
One West Bank
Prepared By:
Debora C. Cox
888-603-9011
450 E. Boundary St.
Chapin, SC 29036

MIN #: 100055401200055632

MERS Phone #: 888-679-6377

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR ONEWEST BANK, FSB, the present beneficiary for the Deed of Trust described below, does hereby substitute **NATIONWIDE TRUSTEE SERVICES, INC., A WASHINGTON CORPORATION** as Trustee under said Deed of Trust in place of **FIRST AMERICAN TITLE INSURANCE COMPANY**.

NATIONWIDE TRUSTEE SERVICES, INC., A WASHINGTON CORPORATION, the present trustee under the Deed of Trust described below, in consideration of full payment and satisfaction of the debt secured thereunder, does hereby reconvey, without warranty, to the person(s) legally entitled thereto all of the estate, title and interest under the Deed of Trust described below:

Original Lender: **INDYMAC BANK, F.S.B., A FEDERALLY CHARTERED SAVINGS BANK**
Made By: **CURTIS HAGELAND AND MARY ANN HAGELAND, HUSBAND AND WIFE**
Original Trustee: **FIRST AMERICAN TITLE INSURANCE COMPANY**
Date of Deed of Trust: **9/23/2004**
Loan Amount: **\$120,750.00**
Certificate of Title Number: **ABSTRACT LAND**

Recorded in Skagit County, WA on: 9/28/2004, book N/A, page N/A and instrument number **200409280023**

Property Legal Description:

THE LAND REFERRED TO IN THIS REPORT/POLICY IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, AND IS DESCRIBED AS FOLLOWS: THE WEST 1/2 OF LOT 8 ALL LOTS 9 AND 10, BLOCK 3, "DAVIS' FIRST ADDITION TO THE CITY OF ANACORTES", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 49, RECORDS OF SKAGIT COUNTY, WASHINGTON. TOGETHER WITH THAT PORTION OF "F" AVENUE, AS VACATED UNDER ORDINANCE NO. 2326 AND RECORDED OCTOBER 24, 1994, UNDER AUDITOR'S FILE NO 9410240089, RECORDS OF SKAGIT COUNTY, WASHINGTON, AS WOULD ATTACH BY OPERATION OF LAW, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 10, BLOCK 3, "DAVIS' FIRST ADDITION TO THE CITY OF ANACORTES", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 49, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE NORTH 89 DEGREES 45'42" WEST, 5.00 FEET; THENCE SOUTH 00 DEGREES 25'02" WEST, 99.83 FEET; THENCE SOUTH 89 DEGREES 25'42" EAST, 4.70 FEET; THENCE NORTH TO THE POINT OF BEGINNING. (SAID PORTION OF "F" AVENUE, DELINEATED ON THE FACE OF THAT SURVEY RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200407260004 AS "PORTION OF VACATED STREET RETAINED BY ADJACENT OWNERS").

IN WITNESS WHEREOF, the undersigned has caused this document to be executed on 11-12-2012

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC. AS NOMINEE FOR ONEWEST BANK, FSB**

By: [Signature]
Darcy Peters, Assistant Secretary

State of **MI**, County of **Kalamazoo**

On Nov 12, 2012, before me, **Lisa Singleton**, a Notary Public, personally appeared **Darcy Peters, Assistant Secretary of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR ONEWEST BANK, FSB** personally known to me, or proved to me on the basis of satisfactory evidence, to be the person(s) whose name(s) is/are subscribed to the within document 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 document the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

[Signature]
Notary Public: **Lisa Singleton**
My Commission Expires: **12/30/2013**

LISA SINGLETON, Notary Public
State of Michigan, County of Kalamazoo
My Commission Expires 12/30/2013
Acting in the County of Kalamazoo

NATIONWIDE TRUSTEE SERVICES, INC., A WASHINGTON CORPORATION, the present trustee under the Deed of Trust described above, in consideration of full payment and satisfaction of the debt secured thereunder, does hereby reconvey, without warranty, to the person(s) legally entitled thereto all of the estate, title and interest under the Deed of Trust described above.

IN WITNESS WHEREOF, the undersigned has caused this document to be executed on 11/19/12

**NATIONWIDE TRUSTEE SERVICES, INC., A
WASHINGTON CORPORATION**

By: [Signature]
Jana Pope, Vice President

State of **SC**, County of **Lexington**

On 11-19-12, before the undersigned Notary Public, personally appeared **Jana Pope, Vice President of NATIONWIDE TRUSTEE SERVICES, INC., A WASHINGTON CORPORATION** personally known to me, or proved to me on the basis of satisfactory evidence, to be the person(s) whose name(s) is/are subscribed to the within document 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 document the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

[Signature]
Notary Public

JAMES B. KRIMM
Notary Public
State of South Carolina
My Commission Expires 12/1/2021



201211210015
Skagit County Auditor