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Skagit County Auditor

\$75.00

3/26/2016 Page

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WHEN RECORDED MAIL TO:  
Quality Loan Service Corp. of Washington  
C/O Quality Loan Service Corporation  
411 Ivy Street  
San Diego, CA 92101

T.S. No.: WA-14-634945-SW  
Order No.: 140172275-WA-MSI

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### NOTICE OF DISCONTINUANCE OF TRUSTEE'S SALE

APN No.: P44518 / 350919-1-002-0005

**BRIAN A. DUKE, A SINGLE INDIVIDUAL** is the grantor, and **CHICAGO TITLE INSURANCE COMPANY** is the original trustee, and **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR EAGLE HOME MORTGAGE, LLC** is the original beneficiary under that certain deed of trust dated **12/27/2010**, and recorded on **12/30/2010** under Auditor's File No. **201012300150** records of **SKAGIT County, Washington**.

**QUALITY LOAN SERVICE CORPORATION OF WASHINGTON**, trustee, hereby discontinues the trustee's sale set by the Notice of Trustee's Sale recorded on **8/8/2016**, under Auditors number **201608080164** records of **SKAGIT County, Washington**.

**Said Deed of Trust encumbers the real property fully described as:**

THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF GOVERNMENT LOT 9 IN SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, LYING WESTERLY OF HOOPER CREEK AS SAID CREEK EXISTED ON JUNE 13, 1942, AND NORTH OF SAUK VALLEY ROAD; EXCEPT THAT PORTION CONDEMNED BY SKAGIT COUNTY FOR ROAD PURPOSES UNDER SKAGIT COUNTY SUPERIOR COURT CAUSE NO. 21057; AND EXCEPT THE FOLLOWING DESCRIBED TRACTS: THAT PORTION OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER, DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE CENTER OF HOOPER CREEK AND THE NORTH MARGIN OF THE COUNTY ROAD AS SAID CREEK AND ROAD EXISTED ON APRIL 10, 1958; THENCE WEST ALONG SAID ROAD 300 FEET; THENCE NORTH 175 FEET, THENCE EAST 225 FEET, MORE OR LESS, TO THE CENTER OF HOOPER CREEK, AS IT SO EXISTED; THENCE ALONG SAID CENTER SOUTHERLY TO THE POINT OF BEGINNING. THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND OF GOVERNMENT LOT 9, SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH LINE OF THE SAUK VALLEY COUNTY ROAD WHICH LIES 460 FEET EAST OF THE WEST LINE OF SAID SUBDIVISION AS MEASURED ALONG THE SOUTH LINE OF SAID SUBDIVISION; THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID SUBDIVISION TO THE SKAGIT RIVER; THENCE WESTERLY ALONG THE SOUTH LINE OF SAID RIVER TO THE WEST LINE OF SAID SUBDIVISION; THENCE SOUTH ALONG SAID WEST LINE TO THE NORTH LINE OF THE SAUK

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VALLEY COUNTY ROAD; THENCE EASTERLY ALONG THE NORTH LINE OF SAID ROAD TO THE POINT OF BEGINNING, THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, LYING SOUTHERLY AND EASTERLY OF A LINE DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE CENTER OF HOOPER CREEK AND THE NORTH MARGIN OF THE COUNTY ROAD AS CREEK AND ROAD EXISTING ON APRIL 10, 1958; THENCE WEST ALONG SAID ROAD 300.00 FEET TO A POINT DESIGNATED AS POINT "B"; THENCE NORTH 175.00 FEET; THENCE EAST 225.00 FEET, MORE OR LESS, TO THE CENTER OF HOOPER CREEK AS IT EXISTED ON JUNE 13, 1942, SAID POINT DESIGNATED AS POINT "A"; THENCE BEGINNING AT POINT "B"; THENCE ALONG SAID NORTH MARGIN OF COUNTY ROAD ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 5,770.00 FEET THROUGH A CENTRAL ANGLE OF 00°19'10" AND A RADIUS POINT WHICH BEARS SOUTH 13°35'36" EAST FROM THE LAST DESCRIBED POINT (POINT "B"); THENCE ALONG SAID CURVE TO AN INTERSECTION WITH AN EXISTING FENCE SAID POINT BEARING NORTH 33°06'00" WEST A DISTANCE OF 1,078.98 FEET FROM THE EAST QUARTER CORNER OF SAID SECTION 19, BEING THE BEGINNING POINT OF THE HEREIN DESCRIBED LINE; THENCE ALONG SAID FENCE THE FOLLOWING FOUR COURSES AND DISTANCES; THENCE NORTH 12°11'40" WEST A DISTANCE OF 170.11 FEET; THENCE NORTH 69°28'49" EAST A DISTANCE OF 95.21 FEET; THENCE SOUTH 20°52'50" EAST A DISTANCE OF 15.36 FEET; THENCE SOUTH 77°24'31" EAST A DISTANCE OF 17.15 FEET; THENCE SOUTH 88°42'47" EAST A DISTANCE OF 137.00 FEET TO THE CENTERLINE OF SAID HOOPER CREEK AS IT EXISTED ON JUNE 13, 1942; THENCE ALONG THE CENTERLINE THEREOF TO POINT "A" AS DESCRIBED WITHIN THIS DESCRIPTION AND THE TERMINUS OF SAID LINE. BASIS OF BEARING OF THIS DESCRIPTION IS THE EAST LINE OF THE SAID NORTHEAST QUARTER BEING NORTH 00°44'10" EAST. BEGINNING AT THE SOUTHWEST CORNER OF THAT CERTAIN TRACT CONVEYED TO MELVIN D. AND MARY PAT RAWLINGS IN STATUTORY WARRANTY DEED FILED UNDER AUDITOR'S FILE NO. 9211040083, SAID CORNER ALSO BEING THE SOUTHEAST CORNER ON THE NORTH RIGHT OF WAY LINE OF THE SAUK VALLEY ROAD AS SHOWN ON THAT CERTAIN RECORD OF SURVEY FILED IN VOLUME 17 OF SURVEYS AT PAGE 22, UNDER AUDITOR'S FILE NO. 9505170013; THENCE NORTH 01°04'32" EAST ALONG THE WEST LINE OF SAID RAWLINGS TRACT AS SHOWN ON SAID SURVEY 175.00 FEET; THENCE SOUTH 87°38'15" EAST ALONG THE NORTH LINE OF SAID RAWLINGS TRACT AS SHOWN ON SAID SURVEY 122.74 FEET TO AN EXISTING REBAR AND CAP; THENCE CONTINUING SOUTH 87°38'15" EAST 101.39 FEET, MORE OR LESS, TO THE CENTERLINE OF HOOPER CREEK; THENCE NORTH 33°08'34" WEST ALONG SAID CENTERLINE 51.39 FEET; THENCE NORTH 56°01'49" WEST ALONG SAID CENTERLINE 16.16 FEET; THENCE SOUTH 81°07'17" WEST 62.32 FEET TO A POINT ON THE NORTH SIDE OF A 26 INCH DIAMETER DOUGLAS FIR; THENCE CONTINUING SOUTH 81°01'17" WEST 83.34 FEET TO THE NORTHWEST FACE OF A 4 X 4 POST AT THE EAST END OF AN EXISTING WOOD FENCE; THENCE ALONG SAID FENCE SOUTH 70°36'37" WEST 100.35 FEET TO THE SOUTHWEST SIDE OF AN EXISTING POWER POLE; THENCE SOUTH 9°13'37" EAST ON A LINE THAT HITS THE WEST SIDE OF AN EXISTING POWER POLE A DISTANCE OF 165.35 FEET TO THE NORTH RIGHT OF WAY LINE OF SAUK VALLEY ROAD; THENCE EASTERLY ALONG SAID NORTH RIGHT OF WAY LINE THROUGH A CURVE CONCAVE TO THE SOUTH HAVING A RADIUS OF 5,770.00 FEET A DISTANCE OF 26.36 FEET THROUGH A CENTRAL ANGLE OF 0°15'42" TO THE POINT OF BEGINNING. SITUATED IN SKAGIT COUNTY, WASHINGTON.

And more commonly known as: **48893 CONCRETE SAUK VALLEY RD, CONCRETE, WA 98237**

This discontinuance shall not be construed as waiving any breach or default under the above referenced 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 to not allow the sale to be made pursuant to the above referenced Notice of Trustee's Sale.

Dated:

8/24/16

Quality Loan Service Corporation of Washington

*Cindy Hawk*

By: Cindy Hawk

Its: Assistant Secretary

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of: Washington

County of: King

On 8-24-16 before me, Meron Semere a notary public, personally appeared Cindy Hawk, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument 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 instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under *PENALTY OF PERJURY* under the laws of the State of Washington that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

(Seal)

*Meron Semere*

Signature Meron Semere

