

When Recorded Return To:
Aztec Foreclosure Corporation of Washington
1499 SE Tech Center Place, Suite 255
Vancouver, WA 98683



Skagit County Auditor \$17.00
4/25/2018 Page 1 of 2 1:18PM

18-123090

APN No: 350301-4-010-0500

Space above is for recorder's use only

APPOINTMENT OF SUCCESSOR TRUSTEE

Pursuant to the provisions of that certain Deed of Trust dated **MAY 23, 2007**, by **JAY A SMITH AND SHARON R SMITH, HUSBAND AND WIFE, PO BOX 1789, MOUNT VERNON WA 98273**, as Trustor, to **NORTHWEST TRUSTEE SERVICES LLC**, as Trustee, for the benefit of **WELLS FARGO BANK, N.A.**, as Beneficiary, recorded on **MAY 25, 2007** under Auditor's File number **200705250219**, in the office of the **AUDITOR'S OFFICE** of **SKAGIT COUNTY**, Washington; to secure an obligation under a Promissory Note in the amount of **\$377,100.00**. The undersigned, as actual holder of the Promissory Note, does hereby remove **NORTHWEST TRUSTEE SERVICES LLC**, as Trustee and does, pursuant to the terms of the Deed of Trust, hereby remove any Successor Trustee or Trustees who may have been previously appointed in place of the original Trustee, and does hereby appoint and substitute **Aztec Foreclosure Corporation of Washington of 1499 SE Tech Center Place, Suite 255, Vancouver, WA 98683**, to serve, effective immediately, as Successor Trustee in the Deed of Trust, and to replace the Trustee of Record.

The undersigned, hereby revokes all other appointments of trustee, appointed or filed in the past, giving and granting to **Aztec Foreclosure Corporation of Washington** all the powers, duties and authority of the discharged Trustee, and hereby ratifying all acts of said Successor Trustee heretofore or hereafter performed so long as in accordance with the appointment, the Deed of Trust, and applicable law. Said Successor Trustee shall, in accordance with the provisions of the Deed of Trust, succeed to all the title, powers and duties conferred upon the

Original Trustee(s) by the terms of said Deed of Trust and by applicable law.

The following described real estate, together with its improvements, easements and appurtenances thereunto belonging, is located in **SKAGIT** County, Washington and more particularly described as follows:

PARCEL A:

Lot 3 of SKAGIT COUNTY SHORT PLAT NO. 96-097, recorded March 8, 2007, under Auditor's File No. 200703080151, records of Skagit County, Washington; being a portion of the Southeast Quarter of the Southeast Quarter of Section 1, Township 35 North, Range 3 East of the Willamette Meridian.

Situated in Skagit County, Washington

PARCEL B:

A non-exclusive easement for ingress, egress and utilities as delineated on the face of SKAGIT COUNTY SHORT PLAT NO. 96-097, recorded March 8, 2007, under Auditor's File No. 200703080151, records of Skagit County, Washington; being a portion of the Southeast Quarter of the Southeast Quarter of Section 1, Township 35 North, Range 3 East of the Willamette Meridian.

Situated in Skagit County, Washington

Wells Fargo Bank, N.A.

Howard R. Straughan
Name: Howard Randolph Straughan
Title: Vice President Loan Documentation
Company: Wells Fargo Bank, N.A.
Date: 04/17/2018

North Carolina
Wake County

I, K Denise Dunn, a Notary Public of Wake County and State of North Carolina, do hereby certify that Howard Randolph Straughan personally came before me this 17th day of April, 2018 and acknowledged that he is the Vice President Loan Documentation of Wells Fargo Bank, N.A., and that he, as Vice President Loan Documentation, being authorized to do so, executed the foregoing on behalf of Wells Fargo Bank, N.A.

Witness my hand and official seal, this 17th day of April, 2018.

K Denise Dunn
K Denise Dunn, Notary Public
My commission expires August 30, 2020

K Denise Dunn
NOTARY PUBLIC
Wake County, NC
My Commission Expires August 30, 2020