

TS No.: 2020-00291-WA

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WHEN RECORDED MAIL TO:  
**C/o Document Department – Trustee Services**  
Northpark Town Center  
1000 Abernathy Rd NE, Bldg 400, Suite 200  
Atlanta, GA 30328

Document Title(s): **Notice of Discontinuance of Trustee's Sale**

Reference Number(s): **200605260165**

Grantor(s): **Western Progressive - Washington, Inc.**

Grantee(s): **DONALD P STEWART AND NATALIE M STEWART**

NOS Recording Information: **202104230066**

**ABBREVIATED LEGAL DESCRIPTION:**

The following may be used as an abbreviated legal description on the documents to be recorded, per Amended RCW 65.04.045. Said abbreviated legal description is not a substitute for a complete legal description within the body of the document.

**THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27,  
TOWNSHIP 36 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN;  
EXCEPT PARSON CREEK ROAD;  
AND EXCEPT THAT PORTION OF SAID SUBDIVISION LYING SOUTHWESTERLY  
OF PARSON CREEK ROAD;  
AND ALSO EXCEPT THAT PORTION CONVEYED TO SKAGIT COUNTY FOR  
ROAD BY DEED RECORDED JULY 29, 1963, UNDER AUDITOR'S FILE NO. 638870,  
RECORDS OF SKAGIT COUNTY, WASHINGTON;  
ALSO, THAT PORTION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF  
THE NORTHWEST QUARTER OF SAID SECTION 27, LYING NORTHEASTERLY  
OF PARSON CREEK ROAD;**

TS No.: 2020-00291-WA

**Notice of Discontinuance of Trustee's Sale**

**ALSO, THAT PORTION OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 27, DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT WHERE THE NORTH LINE OF SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER CROSSES THE EAST LINE OF THE CCC ROAD;  
THENCE EAST ALONG THE NORTH LINE OF SAID SUBDIVISION TO THE WEST BANK OF PARSON CREEK;  
THENCE SOUTHWESTERLY TO A POINT ON SAID CCC ROAD, 40 FEET SOUTH OF THE POINT OF BEGINNING;  
THENCE NORTH ALONG SAID CCC ROAD TO THE POINT OF BEGINNING.  
SITUATED IN SKAGIT COUNTY, WASHINGTON.**

Tax Parcel Number: **P50120 / 360427-2-005-0004, P50090 / 360427-0-001-0002 and P50140 / 360427-2-011-0006**

TS No.: 2020-00291-WA

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APN No.: P50120 / 360427-2-005-0004, P50090 / 360427-0-001-0002 and P50140 / 360427-2-011-0006

### **Notice of Discontinuance of Trustee's Sale**

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

Reference is made to that certain trust deed in which DONALD P STEWART NATALIE M STEWART was the grantor, escrow legal services, was the original trustee and THE CIT GROUP/ CONSUMER FINANCE, inc. as Lender and beneficiary, Mortgage Electronic Registration Systems, Inc. as the designated nominee for THE CIT GROUP/ CONSUMER FINANCE, Inc. was the original beneficiary; which deed of trust was recorded on 05/26/2006, under Auditor's/Recorder's No. 200605260165, of Skagit County, the beneficial interest in which was assigned to U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, Successor by Merger to LaSalle National Bank, as Trustee for C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-CB2 under an assignment recorded on January 25, 2021, under Auditor's File No. as Instrument No. 202101250088, Bk. in Book ---, Pg. at Page ---, records of Skagit County, and encumbers the following described real property in said County:

#### **LEGAL DESCRIPTION:**

**THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27,  
TOWNSHIP 36 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN;  
EXCEPT PARSON CREEK ROAD;  
AND EXCEPT THAT PORTION OF SAID SUBDIVISION LYING SOUTHWESTERLY  
OF PARSON CREEK ROAD;  
AND ALSO EXCEPT THAT PORTION CONVEYED TO SKAGIT COUNTY FOR  
ROAD BY DEED RECORDED JULY 29, 1963, UNDER AUDITOR'S FILE NO. 638870,  
RECORDS OF SKAGIT COUNTY, WASHINGTON;  
ALSO, THAT PORTION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF  
THE NORTHWEST QUARTER OF SAID SECTION 27, LYING NORTHEASTERLY  
OF PARSON CREEK ROAD;  
ALSO, THAT PORTION OF THE SOUTHWEST QUARTER OF THE NORTHWEST  
QUARTER OF SAID SECTION 27, DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT WHERE THE NORTH LINE OF SAID SOUTHWEST  
QUARTER OF THE NORTHWEST QUARTER CROSSES THE EAST LINE OF THE  
CCC ROAD;**

TS No.: 2020-00291-WA

**Notice of Discontinuance of Trustee's Sale**

**THENCE EAST ALONG THE NORTH LINE OF SAID SUBDIVISION TO THE WEST BANK OF PARSON CREEK;  
THENCE SOUTHWESTERLY TO A POINT ON SAID CCC ROAD, 40 FEET SOUTH OF THE POINT OF BEGINNING;  
THENCE NORTH ALONG SAID CCC ROAD TO THE POINT OF BEGINNING.  
SITUATED IN SKAGIT COUNTY, WASHINGTON.**

The undersigned, **Western Progressive - Washington, Inc.**, as current trustee under said deed of trust, hereby discontinues that certain trustee's sale set by Notice of Trustee's Sale recorded on **04/23/2021** under Auditor's/Recorder's No. **202104230066**, 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 above-described Notice of Trustee's Sale.

**Western Progressive - Washington, Inc.**

Dated: May 26, 2021

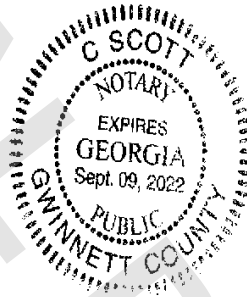
  
Iman Walcott, Trustee Sale Assistant

TS No.: 2020-00291-WA

**Notice of Discontinuance of Trustee's Sale**STATE OF Georgia  
COUNTY OF Fulton

On May 26, 2021 before me, C. Scott, Personally appeared Iman Walcott, 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.

WITNESS my hand and official seal

  
C. Scott

**WESTERN PROGRESSIVE - WASHINGTON, INC., MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.**