

TS No.: 2019-00055-WA

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): **200609290212**

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

Grantee(s): **RANDOLPH H BARRETT AND JENNIFER WINGETT**

NOS Recording Information: **202006180055**

Tax Parcel Number: **350121-0-011-0000 and 350121-0-016-0005**

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 LAND REFERRED TO IN THIS REPORT/POLICY IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, AND IS DESCRIBED AS FOLLOWS:

PARCEL "A":

THAT PORTION OF THE SOUTH 15-1/2 ACRES OF GOVERNMENT LOT 2 IN SECTION 21, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION, WHICH POINT BEARS NORTH 0 DEGREES 46'00" EAST A DISTANCE OF 1,339.81 FEET FROM THE SOUTH ¼ CORNER OF

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SAID SECTION; THENCE SOUTH 89 DEGREES 41'05" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 2 A DISTANCE OF 3.55 FEET TO A POINT ON THE WEST LINE OF THE PLAT OF "WOODS ADDITION TO ANACORTES, WASHINGTON" AS PER PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 35, RECORDS OF SKAGIT COUNTY, WASHINGTON, AT WHICH POINT BEARS SOUTH 0 DEGREES 36'55" WEST A DISTANCE OF 13.75 FEET FROM THE NORTHWEST CORNER OF SAID PLAT AND WHICH POINT IS THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING SOUTH 89 DEGREES 41'05" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 2, A DISTANCE OF 98.13 FEET TO A POINT ON THE LINE OF MEAN HIGH TIDE AS SHOWN ON "PLATE 5, TIDE AND SHORE LANDS OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M., ANACORTES, HARBOR" ACCORDING TO THE OFFICIAL MAP THEREOF ON FILE IN THE OFFICE OF THE BOARD OF STATE LAND COMMISSIONERS AT OLYMPIA, WASHINGTON; THENCE NORTH 35 DEGREES 14'00" WEST ALONG SAID LINE OF MEAN HIGH TIDE, A DISTANCE OF 111.46 FEET; THENCE NORTH 29 DEGREES 59'00" EAST ALONG SAID LINE OF MEAN HIGH TIDE A DISTANCE OF 9.96 FEET; THENCE NORTH 89 DEGREES 41'05" EAST PARALLEL WITH THE SOUTH LINE OF SAID GOVERNMENT LOT 2, A DISTANCE OF 216.19 FEET; THENCE SOUTH 18 DEGREES 16'55" WEST A DISTANCE OF 91.14 FEET; THENCE SOUTH 89 DEGREES 56'55" WEST A DISTANCE OF 30.00 FEET TO THE NORTHWEST CORNER OF "WOODS ADDITION TO ANACORTES, WASHINGTON", AS PER PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 35, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 0 DEGREES 36'55" WEST A DISTANCE OF 13.75 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION.

PARCEL "B":

THAT PORTION OF GOVERNMENT LOT 2 AND GOVERNMENT LOT 3 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID GOVERNMENT LOT 2 WHICH POINT BEARS NORTH 0 DEGREES 45'59" EAST A DISTANCE OF 1,339.98 FEET (NORTH 0 DEGREES 46'00" EAST A DISTANCE OF 1,339.81 FEET BY DEED) FROM THE SOUTH ¼ CORNER OF SAID SECTION 21; THENCE SOUTH 89 DEGREES 40'16" WEST (SOUTH 89 DEGREES 41'05" WEST BY DEED) ALONG THE PROJECTED SOUTH LINE OF SAID GOVERNMENT LOT 2 A DISTANCE OF 3.55 FEET TO A POINT ON THE WEST LINE OF "WOODS ADDITION TO ANACORTES, WASHINGTON", AS PER PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 35, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE NORTH 0 DEGREES 36'55" EAST ALONG THE WEST LINE OF SAID PLAT, A DISTANCE OF 13.75 FEET TO THE NORTHWEST CORNER THEREOF; THENCE NORTH 89 DEGREES 56'55" EAST A DISTANCE OF 30.00 FEET; THENCE NORTH 18 DEGREES 16'55" EAST A

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DISTANCE OF 91.17 FEET (91.14 FEET BY DEED); THENCE SOUTH 89 DEGREES 40'16" WEST (SOUTH 89 DEGREES 41'05" WEST BY DEED) PARALLEL WITH THE SOUTH LINE OF SAID GOVERNMENT LOT 2 A DISTANCE OF 31.66 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89 DEGREES 40'16" WEST A DISTANCE OF 159.35 FEET; THENCE NORTH 33 DEGREES 59'14" EAST A DISTANCE OF 45.85 FEET; THENCE SOUTH 72 DEGREES 59'14" EAST A DISTANCE OF 90.43 FEET; THENCE SOUTH 1 DEGREES 00'37" WEST A DISTANCE OF 10.94 FEET; THENCE NORTH 89 DEGREES 40'16" EAST A DISTANCE OF 10.38 FEET; THENCE NORTH 46 DEGREES 58'38" EAST A DISTANCE OF 36.34 FEET; THENCE SOUTH 23 DEGREES 08'27" EAST A DISTANCE OF 26.71 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL "C":

THAT PORTION OF TRACT 3, PLATE NO. 5 OF ANACORTES TIDE LANDS IN SECTION 21, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M. ACCORDING TO THE OFFICIAL MAP THEREOF ON FILE IN THE OFFICE OF THE COMMISSIONER OF PUBLIC LANDS, OLYMPIA, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTH LINE OF GOVERNMENT LOT 2 OF SAID SECTION, WITH THE LINE OF MEAN HIGH TIDE, AS SHOWN ON SAID PLATE 5, WHICH POINT BEARS SOUTH 89 DEGREES 41'05" WEST A DISTANCE OF 101.68 FEET FROM THE NORTHWEST CORNER OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION; THENCE SOUTH 89 DEGREES 41'05" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 2 EXTENDED WESTERLY A DISTANCE OF 125.02 FEET TO A POINT ON THE INNER HARBOR LINE, AS SHOWN ON SAID PLATE 5; THENCE NORTH 21 DEGREES 20'30" EAST ALONG SAID INNER HARBOR LINE, A DISTANCE OF 107.60 FEET; THENCE NORTH 89 DEGREES 41'05" EAST PARALLEL WITH THE SOUTH LINE OF SAID GOVERNMENT LOT 2 A DISTANCE OF 26.53 FEET TO A POINT ON SAID LINE OF MEAN HIGH TIDE; THENCE SOUTH 29 DEGREES 59'00" WEST ALONG SAID LINE OF MEAN HIGH TIDE, A DISTANCE OF 9.96 FEET; THENCE SOUTH 35 DEGREES 14'00" EAST ALONG SAID LINE OF MEAN HIGH TIDE A DISTANCE OF 111.46 FEET TO THE TRUE POINT OF BEGINNING.

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

Reference is made to that certain trust deed in which **Randolph H. Barrett, Jennifer Wingett, husband and wife** was the grantor, **First American Title Company of Skagit County**, was the original trustee and **American Brokers Conduit, as Lender and beneficiary, Mortgage Electronic Registration Systems, Inc. as the designated nominee for American Brokers Conduit** was the original beneficiary; which deed of trust was dated **09/22/2006**, recorded on **09/29/2006**, under Auditor's/Recorder's No. **200609290212**, of Skagit County, the beneficial interest in which was assigned to **Deutsche Bank National Trust Company, as Indenture Trustee for American Home Mortgage Investment Trust 2006-3** under an assignment recorded on **December 19, 2013**, under Auditor's File No. as **Instrument No. 201312190035**, Bk. in Book ---, Pg. at Page ---, records of Skagit County and encumbers the following described real property in said County:

LEGAL DESCRIPTION:

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BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SAID SECTION, WHICH POINT BEARS NORTH 0 DEGREES 46'00" EAST A DISTANCE OF 1,339.81 FEET FROM THE SOUTH ¼ CORNER OF SAID SECTION; THENCE SOUTH 89 DEGREES 41'05" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 2 A DISTANCE OF 3.55 FEET TO A POINT ON THE WEST LINE OF THE PLAT OF "WOODS ADDITION TO ANACORTES, WASHINGTON" AS PER PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 35, RECORDS OF SKAGIT COUNTY, WASHINGTON, AT WHICH POINT BEARS SOUTH 0 DEGREES 36'55" WEST A DISTANCE OF 13.75 FEET FROM THE NORTHWEST CORNER OF SAID PLAT AND WHICH POINT IS THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING SOUTH 89 DEGREES 41'05" WEST ALONG THE SOUTH LINE OF SAID GOVERNMENT LOT 2, A DISTANCE OF 98.13 FEET TO A POINT ON THE LINE OF MEAN HIGH TIDE

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AS SHOWN ON "PLATE 5, TIDE AND SHORE LANDS OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M., ANACORTES, HARBOR" ACCORDING TO THE OFFICIAL MAP THEREOF ON FILE IN THE OFFICE OF THE BOARD OF STATE LAND COMMISSIONERS AT OLYMPIA, WASHINGTON; THENCE NORTH 35 DEGREES 14'00" WEST ALONG SAID LINE OF MEAN HIGH TIDE, A DISTANCE OF 111.46 FEET; THENCE NORTH 29 DEGREES 59'00" EAST ALONG SAID LINE OF MEAN HIGH TIDE A DISTANCE OF 9.96 FEET; THENCE NORTH 89 DEGREES 41'05" EAST PARALLEL WITH THE SOUTH LINE OF SAID GOVERNMENT LOT 2, A DISTANCE OF 216.19 FEET; THENCE SOUTH 18 DEGREES 16'55" WEST A DISTANCE OF 91.14 FEET; THENCE SOUTH 89 DEGREES 56'55" WEST A DISTANCE OF 30.00 FEET TO THE NORTHWEST CORNER OF "WOODS ADDITION TO ANACORTES, WASHINGTON", AS PER PLAT RECORDED IN VOLUME 4 OF PLATS, PAGE 35, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 0 DEGREES 36'55" WEST A DISTANCE OF 13.75 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION.

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Notice of Discontinuance of Trustee's Sale**DISTANCE OF 26.71 FEET TO THE TRUE POINT OF BEGINNING.****PARCEL "C":**

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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 **06/18/2020** under Auditor's/Recorder's No. **202006180055**, 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: April 6, 2022



Iman Walcott, Trustee Sale Assistant

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STATE OF Georgia
COUNTY OF Fulton

On April 6, 2022 before me, Glenda A. Hamilton. 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.



Glenda A. Hamilton



Glenda A. Hamilton
NOTARY PUBLIC
Clayton County, Georgia
Notary ID#: W-00392210
My Commission Expires
December 10, 2022

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.