

Return to:  
Nationwide Title Clearing  
2100 Alt. 19 North  
Palm Harbor, FL 34683



200605090080  
Skagit County Auditor

5/9/2006 Page

1 of 1 1:18PM

Loan#: 0014857015

**SUBSTITUTION OF TRUSTEE/DEED OF RECONVEYANCE**

WHEREAS, JOEL A SEMANKO AND ANDREA L SEMANKO was the original Trustor, CHICAGO TITLE INSURANCE COMPANY was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. was the original Beneficiary under that certain Deed of Trust dated 12/06/2005 in SKAGIT County, Washington, under Doc No: 200512120135 or Book page .

WHEREAS, the undersigned Beneficiary is the present Beneficiary under said Deed of Trust and WHEREAS, the undersigned desires to substitute a new Trustee under Deed of Trust in place and stead of said original Trustee thereunder. NOW, THEREFORE, the undersigned hereby substitutes: NATIONWIDE TITLE CLEARING, INC., a Washington State corp., as Trustee under said Deed of Trust.

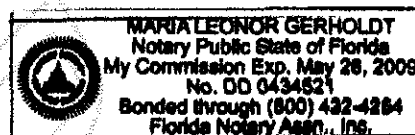
Dated: 04/29/2006

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

BY:   
ELSA MCKINNON VICE PRESIDENT  
STATE OF FLORIDA COUNTY OF PINELLAS

Before me, a Notary Public, in and for said State and County aforesaid, personally appeared ELSA MCKINNON with whom I am personally acquainted, and who, upon oath, acknowledged him/herself to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. the within bargainor, and that he/she, as such corporate officer, being authorized to do so, executed the within instrument for the purposes therein contained by signing the name of the corporation thereto as such VICE PRESIDENT WITNESS my hand and official seal at office in said county THIS 29TH DAY OF APRIL IN THE YEAR 2006


MARIA LEONOR GERHOLDT  
Notary Public/Commission expires 05/26/2009



WHEREAS, JOEL A SEMANKO AND ANDREA L SEMANKO was the original Trustor, CHICAGO TITLE INSURANCE COMPANY was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. was the original Beneficiary under that certain Deed of Trust dated 12/06/2005 in SKAGIT County, Washington, under Doc No: 200512120135 or Book page .

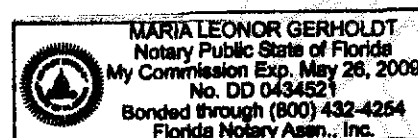
NATIONWIDE TITLE CLEARING, INC., as successor Trustee under said Deed of Trust and as successor Trustee, having received from the Beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligation(s) secured by the Deed of Trust have been fully satisfied, does hereby grant, bargain, sell and reconvey, unto the parties entitled thereto all right, title and interest which was heretofore acquired by said Trustee under said Deed of Trust.

Dated: 04/29/2006

NATIONWIDE TITLE CLEARING, INC. BY:  BRYAN BLY, Vice President  
STATE OF FLORIDA COUNTY OF PINELLAS

On 04/29/2006 before me, THE UNDERSIGNED, Notary Public, personally appeared BRYAN BLY personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or entity upon behalf of which the person acted, executed the same.  
WITNESS MY hand and official seal.

  
Notary Public



EMCRC 5705541 CPE907742 100085200562419046 MERS PHONE  
1-888-679-MERS form1/RCNWA1