UNOFFICIAL DOCUMENT

200806230156
Skagit County Auditor
6/23/2008 Page 1 of 1 1:20PM

After Recording Return to:
Becky Baker
Northwest Trustee Services, Inc.
P.O. Box 997
Bellevue, WA 98009-0997

Notice of Discontinuance of Trustee's Sale

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

File No. 7104.27525/CUSTARD, LOUIS D. and PATRICIA

GUARDIAN NORTHWEST TITLE CO.
93541

Reference is made to that certain trust deed in which Louis D. Custard and Patricia Custard as grantor, Netco, Inc. is trustee, Mortgage Electronic Registration Systems, Inc. solely as nominee for Accredited Home Lenders, INc. is beneficiary, said deed of trust was recorded 11/07/06 under Auditor's File No. 200611070123, mortgage records of Skagit County, Washington; said deed of trust encumbers the following described real property in said County:

Tax Parcel ID No.: 37580110060009

ACCOMMODATION RECORDING ONLY

Lots 5 and 6, Block 11, Plat of the Southern Addition to Mount Vernon, according to the Plat thereof, recorded in Volume 2 of Plats, Page 110, Records of Skagit County, Washington. Situated in Skagit County, Washington.

Commonly Known As: 1314 VIRGINIA STREET
MOUNT VERNON, WA 98273

The undersigned trustee hereby discontinues that certain trustee's sale set by the Notice of Trustee's Sale recorded 01/24/08 under Auditor's File No. 200801240087, 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 aforementioned Notice of Trustee's Sale.

DATED: June 12, 2008

Northwest Trustee Services, Inc. *

By _____
* Northwest Trustee Services, Inc. successor by merger to Northwest Trustee Services, PLLC, fka Northwest Trustee Services, LLC

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that JEFF STENMAN is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument, on oath stated that (he/she) was authorized to execute the instrument and acknowledged (he/she) as the Assistant Vice President of Northwest Trustee Services, Inc. to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 6/18/08

JILL C. GREEN
STATE OF WASHINGTON
NOTARY PUBLIC
MY COMMISSION EXPIRES
03-20-10

NOTARY PUBLIC in and for the State of Washington, residing at Sotwell
My commission expires 3-20-10