

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



200902260118
Skagit County Auditor

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7104.11306/WAGONER, KARL S.

23983836

Assignment of Deed of Trust

96586-1 GUARDIAN NORTHWEST TITLE CO.

For Value Received, the undersigned as Beneficiary, hereby grants, conveys, assigns and transfers to Wells Fargo Bank, N.A., as Trustee for Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2007-BC1, whose address is c/o Chase Home Finance, LLC 10790 Rancho Bernardo Rd., San Diego, CA 92127, all beneficial interest under that certain deed of trust, dated 11/09/06, executed by Karl S. Wagoner and Tracy D. Finnegan, husband and wife, Grantors, to First American Title Insurance Company, Trustee, and recorded on 11/16/06, under Auditor's File No. 200611160136, Records of Skagit County, Washington, describing land therein as:

Lot 5, Rockridge Estates Div. II, according to the plat thereof recorded in Volume 16 of Plats, Pages 194 and 195, records of Skagit County, Washington. Situate in Skagit County, Washington.

Tax Account No. 4703-000-005-0000 (R113026)

Together with note or notes therein described or referred to, the money due and to become due thereon, with interest, and all rights accrued or to accrue under said Deed of Trust.

Dated: February 23, 2009

Mortgage Electronic Registration Systems, Inc.

Title: Vice President

STATE OF WASHINGTON)

) ss.

COUNTY OF KING)

I certify that I know or have satisfactory evidence that Todd Hendricks 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 it as the Vice President of Mortgage Electronic Registration Systems, Inc. to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: February 23, 2009

SHELLEY A. DAVIS
STATE OF WASHINGTON
NOTARY PUBLIC
MY COMMISSION EXPIRES
03-13-12

Shelley A Davis
NOTARY PUBLIC in and for the State of Washington
Residing at Lynnwood
My commission expires 03/13/12