



200907090091

Skagit County Auditor

7/9/2009 Page 1 of 3 3:30PM

WHEN RECORDED MAIL TO:

AURORA LOAN SERVICES, LLC  
2617 COLLEGE PARK DRIVE  
SCOTTSBLUFF NE 69361-2294



Space Above This Line For Recorder's Use

Loan No. XXXXXX3385

T.S. No. 1209867-12

40 6195

GUARDIAN NORTHWEST TITLE CO.

97157

### 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 BENJAMIN T CALDWELL AND LAURA E CALDWELL HUSBAND AND WIFE is grantor, CAL-WESTERN RECONVEYANCE CORPORATION, OF WASHINGTON is trustee and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC is beneficiary; which deed of trust was recorded on January 14, 2004, in volume/reel XX of Mortgages, at page/frame XX, under Auditor's/Recorder's No. 200401140068, of SKAGIT County, and encumbers the following described real property in said County:  
VACATED LOTS 5 THROUGH 10 BLOCK 319 JULIUS S POTTER'S PLAT OF FIDALGO CITY OF WASH AFFECTS PARCEL A AND LOT 63 DECEPTION PASS WATERFRONT TRACTS AFFECTS PARCEL B MORE COMPLETELY DESCRIBED IN ATTACHED EXHIBIT A.

The undersigned trustee hereby discontinues that certain trustee's sale set by Notice of Trustee's Sale recorded on June 25, 2009 in Volume/Reel XX of Mortgages, at page/frame XX, under Auditor's/Recorder's No. 200906250136, 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 made pursuant to the Notice of Trustee's Sale.

Dated: July 07, 2009

CAL-WESTERN RECONVEYANCE CORPORATION,  
OF WASHINGTON

Lorrie Womack AVP



# Notice of Discontinuance of Trustee's Sale

Loan No. XXXXXX3385  
T.S. No. 1209867-12

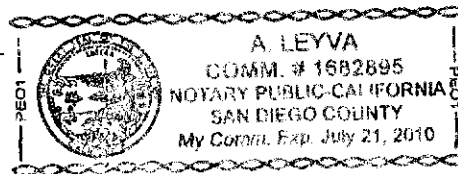
State of CA )  
County of SD)

On 07/07/2009 before me, A Leyva, a Notary Public in and for said State, personally appeared Lorrie Womack AVP, 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. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

(Seal)

Signature \_\_\_\_\_



TRUSTEE'S SALE GUARANTEE

Schedule "C"  
Legal Description

The land referred to herein is situated in the County of Skagit, State of Washington, and is described as follows:

Parcel A:

Vacated Lots 5 through 10, inclusive, Block 319, "JULIUS S. POTTER'S PLAT OF FIDALGO CITY, WASH.", as per plat recorded in Volume 2 of Plats, page 77, records of Skagit County, Washington.

TOGETHER WITH the vacated East 1/2 of Woodland Avenue, the vacated West 1/2 of Halpin Avenue, the vacated North 1/2 of Starr Street abutting said Lots 5 through 10 and the vacated alley between said lots which attached thereto by operation of law, all of the above vacated July 9, 1952, under Commissioners File No. 8783.

Parcel B:

Lot 63, "DECEPTION PASS WATERFRONT TRACTS", as per plat recorded in Volume 5 of Plats, page 26, records of Skagit County, Washington.

Parcel C:

That portion of the South 1/2 of vacated Starr Street, as platted in "JULIUS S. POTTER'S PLAT OF FIDALGO CITY, WASH.", as per plat recorded in Volume 2 of Plats, page 77, records of Skagit County, Washington, lying outside of Deception Pass Water Front Tracts, according to the recorded plat thereof in the Office of the Auditor of Skagit County, Washington, in Volume 5 of Plats, page 26, between the East and West lines of Block 319 extended Southerly of said "JULIUS S. POTTER'S PLAT OF FIDALGO CITY, WASH."



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