

Return Address:

LPSL Corporate Services, Inc.
Successor Trustee
Attn: Gregory R. Fox
1420 Fifth Avenue, Suite 4100
Seattle, WA 98101-2338



201208060086

Skagit County Auditor

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**NOTICE OF DISCONTINUANCE OF TRUSTEE'S SALE
PURSUANT TO THE REVISED CODE OF WASHINGTON
CHAPTER 61.24.090(6)**

94433
GUARDIAN NORTHWEST TITLE CO.

GRANTOR (TRUSTEE): LPSL CORPORATE SERVICES, INC.
GRANTEE: HANSELL/MITZEL, LLC DBA HANSELL MITZEL HOMES
ABBREV. LEGAL DESCRIPTION: Lots 1-20 and 79-114, "DIVISION I HIGHLAND GREENS
PUD," Rec. No. 200512140111, now "FUTURE DIVISION I
OF HIGHLAND GREENS," Rec. No. 200804070155
TAX PARCEL NUMBER(S): 4954-000-999-0000 (P127498)
AFFECTED DOCUMENTS: 200706210084; 200905280178; 200905280180; 200909010006
201206180175 NOTICE OF TRUSTEE SALE

TO: Hansell/Mitzel, LLC
Hansell/Mitzel, LLC dba Hansell Mitzel Homes
Jeffrey D. Hansell (Guarantor)
Daniel R. Mitzel (Guarantor)
Other Parties in Interest.

NOTICE IS HEREBY GIVEN that the undersigned Successor Trustee hereby discontinues the trustee's sale set for public auction on September 21, 2012 pursuant to that Notice of Trustee's Sale recorded June 18, 2012 under Instrument No. 201206180175, records of Skagit County, Washington, of that real property situated in Skagit County, State of Washington, which is more particularly described as:

PARCEL "R":

LOTS 1 THROUGH 20, INCLUSIVE, AND LOTS 79 THROUGH 114, INCLUSIVE, AND ROAD AND ALLEY RIGHTS-OF-WAY APPURTENANT TO SAID LOTS, DIVISION I OF "HIGHLAND GREENS, A PLANNED UNIT DEVELOPMENT", AS PER PLAT RECORDED AS SKAGIT COUNTY AUDITOR'S FILE NO. 200612190063, SAID PREMISES NOW BEING A PORTION OF FUTURE DIVISION I OF "HIGHLAND GREENS LU 04-093, FINAL PLAT OF DIVISION V", AS PER PLAT RECORDED AS SKAGIT COUNTY AUDITOR'S FILE NO. 200804070155.

together with all existing or subsequently erected or affixed buildings, improvements and fixtures; all easements, rights of way, and appurtenances; all water, water rights and ditch rights (including stock in utilities with ditch or irrigation rights); all other rights, royalties, and profits relating to the real property, including without limitation all minerals, oil, gas, geothermal and similar matters; and all other Personal Property described in the Deed of Trust;

all of which is subject to that certain Construction Deed of Trust (as modified, the "Deed of Trust") dated June 19, 2007, and recorded June 21, 2007 under Instrument No. 200706210084, records of Skagit County, Washington, and all amendments and modifications thereto, from Hansell/Mitzel, LLC dba Hansell Mitzel Homes, a Washington limited liability company, as Grantor under said Deed of Trust ("Grantor"), to Westward Financial Services Corporation, as Trustee, to secure an obligation in favor of Horizon Bank, as Beneficiary. The Deed of Trust and the obligation secured thereby were assigned to Washington Federal f/k/a Washington Federal Savings & Loan Association by the Federal Deposit Insurance Corporation receivership of Horizon Bank, as memorialized by an Assignment of Deed of Trust, Mortgages and Other Loan Documents dated March 3, 2010, and recorded March 9, 2010 under Instrument No. 201003090037, records of Skagit County, Washington. An Appointment of Successor Trustee appointing LPSL Corporate Services, Inc. as Successor Trustee was recorded July 6, 2010 under Instrument No. 201007060202, records of Skagit County, Washington.

DATED: August 3rd, 2012.

LPSL Corporate Services, Inc.
Successor Trustee

By: 

Gregory R. Fox, its Vice President

Address:

LPSL Corporate Services, Inc.
1420 Fifth Avenue, Suite 4100
Seattle, Washington 98101-2338
Phone: (206) 223-7000

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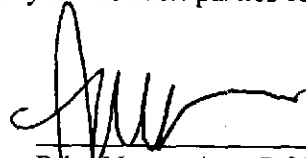
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STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that Gregory R. Fox is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the Vice President of LPSL Corporate Services, Inc. to be his free and voluntary act of such parties for the uses and purposes mentioned in this instrument.

DATED: August 3, 2012.



Print Name: Ann C. Norby
NOTARY PUBLIC for the State of
Washington, residing at Seattle
My appointment expires: 09/30/2013

