

**Return Address:**

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



201208060087  
Skagit County Auditor

8/6/2012 Page 1 of 3 1:31PM

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

**GUARDIAN NORTHWEST TITLE CO.**

GRANTOR (TRUSTEE): LPSL CORPORATE SERVICES, INC. 99934  
GRANTEE: HANSELL/MITZEL, LLC  
ABBREV. LEGAL DESCRIPTION: Div II, III, VI & VII of "HIGHLAND GREENS, A PLANNED  
UNIT DEVELOPMENT," Rec. No. 200512140111 and Future  
Div I and Tracts 900 & 901 of "HIGHLAND GREENS LU 04-  
093, FINAL PLAT OF DIVISION V," Rec. No. 200804070155  
TAX PARCEL NUMBER(S): 340409-4-005-0600 (P124125); 340409-4-005-0800 (P124127);  
4954-000-999-0000 (P127498); 4954-000-900-0000 (P127495);  
4954-000-901-0000 (P127496)  
AFFECTED DOCUMENTS: 200510120147; 200610230180; 200905280179; 200909010005;  
201206180174 NOTICE OF TRUSTEE'S SALE

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TO: Hansell/Mitzel, LLC  
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. 201206180174, records of Skagit County, Washington, of that real property situated in Skagit County, State of Washington, which is more particularly described as:

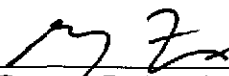
See Exhibit A.

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 September 16, 2005, and recorded October 12, 2005 in the Official Records of Skagit County, Washington, under Instrument No. 200510120147, and all amendments and modifications thereto, from Hansell/Mitzel, LLC, 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. 201003090036, 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. 201007060201, records of Skagit County, Washington.

DATED: August 3, 2012.

LPSL Corporate Services, Inc.  
Successor Trustee

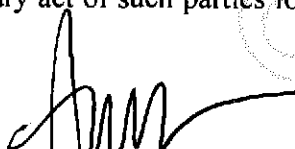
By:   
Gregory R. Fox, its Vice President

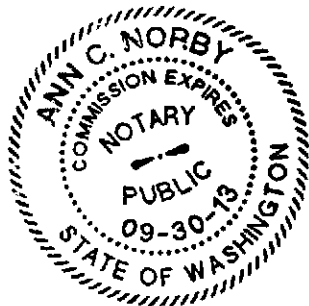
Address:  
LPSL Corporate Services, Inc.  
1420 Fifth Avenue, Suite 4100  
Seattle, Washington 98101-2338  
Phone: (206) 223-7000

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



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**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

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

**PARCEL "N":**

Division II and Division VII of "HIGHLAND GREENS, A PLANNED UNIT DEVELOPMENT", as per plat recorded as Skagit County Auditor's File No. 200612190063.

**PARCEL "O":**

Division III of "HIGHLAND GREENS, A PLANNED UNIT DEVELOPMENT", as per plat recorded as Skagit County Auditor's File No. 200612190063.

**PARCEL "P":**

Division VI of "HIGHLAND GREENS, A PLANNED UNIT DEVELOPMENT", as per plat recorded as Skagit County Auditor's File No. 200612190063.

**PARCEL "Q":**

Future Division I, "HIGHLAND GREENS LU 04-093, FINAL PLAT OF DIVISION V", as per plat recorded as Skagit County Auditor's File No. 200804070155; EXCEPT any portion thereof dedicated as North 30<sup>th</sup> Street; ALSO EXCEPT that portion thereof lying within Lots 1 through 20, inclusive, and Lots 79 through 114, inclusive, and road and alley rights-of-way appurtenant to said lots of Division I of "HIGHLAND GREENS, A PLANNED UNIT DEVELOPMENT", as per plat recorded as Skagit County Auditor's File No. 200612190063.

**PARCEL "S":**

Tract 900 of "HIGHLAND GREENS LU 04-093, FINAL PLAT OF DIVISION V", as per plat recorded as Skagit County Auditor's File No. 200804070155.

**PARCEL "T":**

Tract 901 of "HIGHLAND GREENS LU 04-093, FINAL PLAT OF DIVISION V", as per plat recorded as Skagit County Auditor's File No. 200804070155.

{end of Exhibit A}

