

**Return Address:**  
**GUILD ADMINISTRATION CORP.**  
**P. O. BOX 85304**  
**SAN DIEGO, CA 92186**



201512220079  
Skagit County Auditor \$90.00  
12/22/2015 Page 1 of 3 12:40PM

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)

**Document Title(s)** (or transactions contained therein): (all areas applicable to your document must be filled in)

1. SUBSTITUTION OF TRUSTEE
2. DEED OF RECONVEYANCE

**Reference Number(s) of Documents assigned or released:**

Original Recording Information: Book \_\_\_\_\_ Page \_\_\_\_\_ or Instrument # 201405140048

Additional reference #'s on page \_\_\_\_\_ of document

**Grantor(s)** (Last name, first name, initials)

1. MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR GUILD MORTGAGE COMPANY, A CALIFORNIA CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS
2. FIDELITY NATIONAL TITLE COMPANY OF WASHINGTON, A WASHINGTON CORPORATION.

Additional names on page \_\_\_\_\_ of document.

**Grantee(s)** (Last name first, then first name and initials)

1. GUILD ADMINISTRATION CORPORATION
2. DECKER, ANTHONY SEAN
3. DECKER, DANIEL D
4. DECKER, CHARLOTTE S

Additional names on page \_\_\_\_\_ of document.

**Legal description** (abbreviated: i.e. lot, block, plat or section, township, range)

PTN L 11 & 12 MONTE VISTA TERR AKA TR. 2 PTN TR 4

Additional legal is on page \_\_\_\_\_ of document.

**Assessor's Property Tax Parcel/Account Number**

39560000110104

Assessor Tax # not yet assigned

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

WHEN RECORDED, RETURN TO:

GUILD ADMINISTRATION CORP.  
P.O. BOX 85304  
SAN DIEGO, CA. 92186

LKT000252D

350 2000252

DECKER, ANTHONY SEAN MERS PHONE # 1-888-679-6377 MIN# 100019935020002527

**SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for Guild Mortgage Company, a California Corporation, beneficiary of the security instrument, its successors and assigns, the beneficiary under the Deed of Trust, dated **MAY 8, 2014** made by **ANTHONY SEAN DECKER, AN UNMARRIED PERSON, AND DANIEL D DECKER AND CHARLOTTE S DECKER, HUBAND AND WIFE** as Trustor, to FIDELITY NATIONAL TITLE COMPANY OF WASHINGTON, A WASHINGTON CORPORATION as Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS"), as designated nominee for Guild Mortgage Company, a California Corporation, beneficiary of the security instrument, its successors and assigns, as Beneficiary, which Deed of Trust was recorded in **SKAGIT COUNTY, WASHINGTON**, as **Document No. 201405140048 on MAY 14, 2014**, hereby Substitutes GUILD ADMINISTRATION CORPORATION, a California Corporation, as Trustee in lieu of the above named Trustee under said deed of Trust. GUILD ADMINISTRATION CORPORATION, hereby accepts said appointment as Trustee under said Deed of Trust and, as successor Trustee, as in Accordance with the provisions of said Deed of Trust does hereby reconvey To the PERSON OR PERSONS LEGALLY ENTITLED THERETO, but without warranty. All the estate, title and interest now held by it under said Deed of Trust.

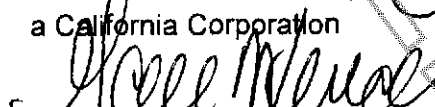
IN WITNESS WHEREOF said Owner GUILD ADMINISTRATION CORPORATION, has caused this instrument to be executed by their duly authorized officers,  
This **DEC 14 2015**.

Mortgage Electronic Registration  
Systems, Inc. ("MERS"), as designated  
nominee for Guild Mortgage Company,  
a California Corporation, beneficiary of the  
security instrument, its successors and assigns



RHONA M. KANINAU  
ASSISTANT SECRETARY

Guild Administration Corporation,  
a California Corporation



GAIL WINDUS  
ASSISTANT SECRETARY

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DECKER, ANTHONY SEAN

BENEFICIARY

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )  
County of San Diego )

On DEC 14 2015 before me, I. Foote, Notary Public, personally appeared Rhona M. Kaninau, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity and that by her signature on the instrument the person, or the entity upon behalf of which the person 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.

Signature I. Foote (Seal)  
I. Foote



TRUSTEE

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )  
County of San Diego )

On DEC 14 2015 before me, I. Foote, Notary Public, personally appeared Gail Windus, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person 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.

Signature I. Foote (Seal)  
I. Foote

