

140690

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FILED FOR RECORD  
SKAMANIA CO. WASH  
BY SKAMANIA CO. TITLE

MAR 28 2 08 PM '01

*C. Moser*  
AUDITOR  
GARY H. OLSON

After Recording Mail To:

BANK OF NEW YORK, AS TRUSTEE (SEE ATTACHED)  
155 N. LAKE AVE.  
PASADENA, CA 91101

621889 SER 23657

Loan #: FC19993/3000135065  
ID #: 7010

TRUSTEE'S DEED

The GRANTOR, T.D. ESCROW SERVICES INC., DBA T.D. SERVICE COMPANY as present Trustee under that Deed of Trust, as hereinafter particularly described, in consideration of the premises and payment recited below, hereby grants and conveys, without warranty, to the GRANTEE, BANK OF NEW YORK, AS TRUSTEE (SEE ATTACHED)

that real property situated in the County of SKAMANIA, State of Washington, described as follows: (TAX PARCEL #: 01-05-01-00-1600-00) 1219 3-28-01

A TRACT OF LAND IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN. FOR COMPLETE DESCRIPTION, SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF. page 4

REAL ESTATE EXCISE TAX

21440

MAR 23 2001

PAID

*Exempt*

*W. J. Moser, Jr.*

SKAMANIA COUNTY TREASURER

Registered  
Recorded  
Filed  
Dated

RECITALS:

1. This conveyance is made pursuant to the powers, including the power of sale, conferred upon said Trustee by that certain Deed of Trust between MARK J. EMER

as GRANTOR, to SKAMANIA COUNTY TITLE COUNTY

as TRUSTEE, and SCHELLER, HESS-YODER AND ASSOCIATES INC.

dated 03/23/1998 and recorded 03/30/1998 as number 131000  
records of SKAMANIA County, Washington.

2. Said Deed of Trust was executed to secure, together with other undertakings, the payment of promissory note(s) in the sum of \$ 18,900.00 with interest thereon, according to the terms thereof, in favor of SCHELLER, HESS-YODER AND ASSOCIATES INC.

and to secure any other sums of money which might become due and payable under the terms of said Deed of Trust.

3. The described Deed of Trust provides that the real property conveyed therein is not used principally for agricultural or farming purposes.

4. Default having occurred in the obligations secured and/or covenants of the Grantor, as set forth in the Notice of Trustee's Sale described below, which by the terms of the Deed of Trust make operative the power to sell, the 30 day advance Notice of Default was transmitted to the Grantor or his successor in interest, and a copy of said Notice was posted or served in accordance with law.

5. BANK OF NEW YORK, AS TRUSTEE (SEE ATTACHED)

being the holder of the indebtedness secured by said Deed of Trust, delivered to said Trustee a written request directing said Trustee to sell the described property in accordance with the law of said Deed of Trust.

7010

6. The defaults specified in the Notice of Default not having been cured, the Trustee, according to the terms of said Deed of Trust, executed, and on 12/15/2000, recorded in the office of the auditor of SKAMANIA County, Washington, a Notice of Trustee's Sale of said property as Number 139903.
7. The Trustee, in its aforesaid "Notice of Trustee's Sale", fixed the place of sale as SKAMANIA CO CRTHOUSE, MAIN ENTRANCE, 240 VANCOUVER AVE, STEVENSON, WA a public place, at 10 : 00 AM and in accordance with law caused copies of the statutory "Notice of Trustee's Sale" to be transmitted by mail to all persons entitled thereto and either posted or served prior to 90 days before the sale; further, the Trustee caused a copy of said "Notice of Trustee's Sale" to be published once between the thirty-second and twenty-eighth day before the date of sale, and once between the eleventh and seventh day before the date of sale; and further, included with this notice, which was transmitted to or served upon the Grantor or his successor in interest, a "Notice of Foreclosure" in statutory form to which copies of the Grantor's Note and Deed of Trust were attached.
8. During foreclosure, no action was pending on an obligation secured by said Deed of Trust.
9. All legal requirements and all provisions of said Deed of Trust have been complied with, as to acts to be performed and notices to be given, as provided in Chapter 61.24 RCW.
10. The defaults specified in the "Notice of Trustee's Sale" not having been cured eleven days prior to the date of Trustee's sale and said obligation secured by said Deed of Trust remaining unpaid on MARCH 23, 2001, the date of sale, which was not less than 190 days from the date of default in the obligation secured, the Trustee then and there sold at public auction to said Grantee, the highest bidder therefore, the property herein described for the sum of \$ 24,387.68 (by the satisfaction in full of the obligation then secured by said Deed of Trust, together with all fees, costs and expenses as provided by statute).

DATED: MARCH 23, 2001

T.D. ESCROW SERVICES INC.,  
DBA T.D. SERVICE COMPANY  
Successor Trustee

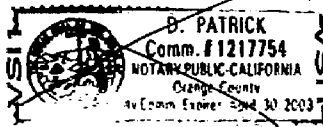
By: [Signature]  
Vicki Hopkins, Assistant Secretary  
1820 E. First Street, #210  
Santa Ana, CA 92705  
(800) 843-0260

STATE OF CALIFORNIA } SS  
COUNTY OF ORANGE

On 3-26-01, before me, D. PATRICK  
personally appeared VICKI HOPKINS, ASSISTANT SECRETARY  
personally known to me (or 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.

WITNESS my hand and official seal.

Signature





LOAN #FC19993/3000135065  
TD #7010

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EXHIBIT

THE BANK OF NEW YORK, AS TRUSTEE UNDER THE POOLING AND SERVICING  
AGREEMENT DATED AS OF SEPTEMBER 1998  
AMONG CWMBS, INC AS DEPOSITOR, COUNTRYWIDE MORTGAGE CONDUIT INC., (NOW  
KNOWN AS INDEPENDENT NATIONAL MORTGAGE CORPORATION ("INDYMAC") AS  
SELLER AND MASTER SERVICER AND THE BANK OF NEW YORK AS TRUSTEE, RELATING  
TO MORTGAGE PASS THROUGH CERTIFICATES SERIES 1998-A

Unofficial  
Copy

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TD #7010  
LOAN #FC19993/3000135065

EXHIBIT "A"

A TRACT OF LAND IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 1 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 611.2 FEET SOUTH AND 242.7 FEET EAST OF THE NORTHWEST CORNER OF THE SAID SECTION 12, SAID POINT BEING ON THE SOUTHERLY RIGHT OF WAY LINE OF PRIMARY STATE HIGHWAY NO. 8; THENCE SOUTH 27 DEGREES 06' EAST 168.2 FEET; THENCE NORTH 40 DEGREES 10' EAST 108.6 FEET TO A POINT LOCATED IN THE CENTER OF THE EXISTING COUNTY ROAD; THENCE IN A NORTHWESTERLY DIRECTION ALONG THE CENTER LINE OF SAID COUNTY ROAD 72.6 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF PRIMARY STATE HIGHWAY NO. 8; THENCE WESTERLY ALONG THE SOUTHERLY RIGHT OF WAY LINE OF SAID HIGHWAY, 93.6 FEET TO THE POINT OF BEGINNING.

Gary H. Martin, Skamania County Assessor

Date 3-28-01 Parcel # 01050100160000