

Doc # 2004152246
Page 1 of 6
Date: 03/11/2004 09:08A
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Filed & Recorded in Official Records
of SKAMANIA COUNTY
J. MICHAEL GARVISOM
AUDITOR
Fee: \$43.00

RETURN ADDRESS

Timely Documents
15406 NE 47th Circle
Vancouver, WA 98682

Please print neatly or type information

Document Title(s)

Revocation of Full Reconveyance & Deed

Reinstatement of Deed of Trust

Reference Number(s) of related documents:

140516

145146

Additional Reference #'s on page ____

Grantor(s) (Last name, First name and Middle Initial)

NIX, WILLIAM A

NIX, LESLIE C

Additional grantors on page ____

Grantee(s) (Last name, First name and Middle Initial)

Bank of America, N.A.

Additional grantees on page ____

Legal Description: (abbreviated form: i.e. lot, block, plat or section township, range, quarter/quarter)

Section 21, Township 3 North, Range 10

East of Willamette Meridian

Additional legal is on page 1

Assessor's Property Tax Parcel/Account Number

03102110010600

Additional parcel #'s on page ____

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

I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording process may cover up or otherwise obscure some part of the text of the original document.


Signature of Requesting Party

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO

Bank of America



N.C.C.L.S #5761 COLLATERAL SERVICES
P.O. BOX 2314

RANCHO CORDOVA, CA 95670-6029

68169001815999

Account #50243119461366998

**REVOCATION OF FULL RECONVEYANCE
AND
REINSTATEMENT OF DEED OF TRUST**

THIS AGREEMENT is made this July 31, 2002, by and between WILLIAM A. NIX AND LESLIE C. NIX, HUSBAND AND WIFE, hereinafter called "Trustors", PRLAP, Inc., hereinafter called "Trustee", and Bank of America N.A. hereinafter called "Beneficiary", with reference to the following facts:

RECITALS

- A. Trustors executed a loan agreement in favor of Beneficiary in the original principal amount of \$25,000.00 (hereinafter, the "Promissory Note"). Trustors executed a deed of trust in favor of Beneficiary securing, among other obligations, the Promissory Note. Said deed of trust was recorded in the official records of Skamania County, Washington, on 03/08/2001 as Instrument Number 140516 (the "Deed of Trust"), and encumbers the following described property (the "Property"): 12072 Cook Underwood Rd, Underwood, WA 98651

A PARCEL OF LAND SITUATED IN THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS: LOT 3 OF THE PETE & AVA GROVE SHORT PLAT AS RECORDED IN BOOK 2 OF SHORT PLATS ON PAGE 30, SKAMANIA COUNTY RECORDS.

- B. Through error, inadvertence and mistake there was executed on 06/13/2002 a Full Reconveyance of the Deed of Trust, which was recorded 06/28/2002, as Instrument Number 145146 in the Official Records of Skamania County, Washington (hereinafter the Full Reconveyance"). The parties agree that such Full Reconveyance was never intended to be executed or delivered, and they wish to affirm the Rescission and cancel the Full Reconveyance and to reinstate the Deed of Trust as security for the Promissory Note, among other obligations, to the same extent, force and effect as though said Full Reconveyance had never been issued or recorded.

NOW, THEREFORE, for value received, the parties hereto do hereby cancel the foregoing Full Reconveyance and do hereby reinstate the Deed of Trust in full force, effect and priority from the date thereof, and Trustors confirm that Trustors are the successor obligors under the Promissory Note.

RETURN TO:
SAFEGUARD PROPERTIES, INC.
650 SAFEGUARD PLAZA
BROOKLYN HEIGHTS, OHIO 44131
ATTN: TITLE DEPT.

Parcel #: 03102110010600

FURTHERMORE, Trustors hereby grant and convey the property to Trustee under the Deed of Trust with power of sale and subject to each and all of the terms and conditions of the Deed of Trust, including this Agreement, all with the same force, effect and purpose as said property was originally granted and conveyed by the Deed of Trust.

Trustee is hereby authorized and directed to endorse a memorandum hereof upon the Deed of Trust and Promissory Note.

This Agreement shall inure to and bind the heirs, devisees, successors and assigns of the parties hereto.

IN WITNESS HEREOF, the parties hereto have executed this Agreement as of the date first hereinabove written.

TRUSTOR:


WILLIAM A. NIX


LESLIE C. NIX


TRUSTEE:

PRLAP, Inc., as successor by merger with
EQUITABLE DEED COMPANY

By 
John H. Thompson Vice President

BENEFICIARY:

Bank of America, N.A.

By 
David W. Denson Vice President

GENERAL ACKNOWLEDGEMENT

Commonwealth of Virginia

County of Henrico / City Of Richmond

On July 31, 2002 before me,

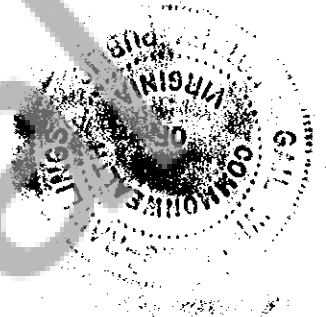
Gail Williams-Rowlings, Personally

appeared David W. Denson, Vice President, Bank of America, N.A., formerly, Bank of America NT & SA, personally known to me [or proved to me on the basis of satisfactory evidence] to be 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.

(SEAL)

WITNESS my hand and official seal.

Gail Williams-Rowlings



MY COMMISSION EXPIRES
FEBRUARY 28, 2006

Unofficial Copy

GENERAL ACKNOWLEDGEMENT

Commonwealth of Virginia

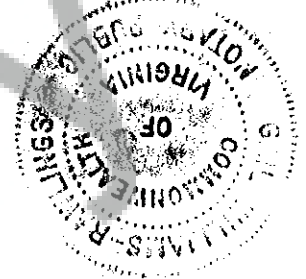
County of Henrico / City Of Richmond

On July 31, 2002 before me,
Gail Williams Frawlings, Personally
appeared John H. Thompson, Vice President, PRLAP Inc., personally known to me [or proved to me on the basis of
satisfactory evidence] to be 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.

(SEAL)

WITNESS my hand and official seal.

Gail Williams Frawlings



**MY COMMISSION EXPIRES
FEBRUARY 28, 2006**

Acknowledgement:State of OregonCity of Hood River | County of Hood River

On Aug. 28, 2002, before me, a notary public in and for said State, personally appeared William Galix, 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.



Donna Sams
Signature of Person Taking Acknowledgement

07/23/04
Commission Expiration Date:

Acknowledgement:State of OregonCity of Hood River | County of Hood River

On Aug. 28, 2002, before me, a notary public in and for said State, personally appeared Leslie Galix, 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.



Donna Sams
Signature of Person Taking Acknowledgement

07.23.04
Commission Expiration Date:

(Do not write below this line. This space is reserved for recording.)

