

AFTER RECORDING RETURN TO:

BLACKSTONE CORPORATION
Attn: Jennifer Fickle
422 West Riverside Avenue, Ste 1100
Spokane, WA 99201-0390

SEA 3/46 1

DOCUMENT TITLE:

Notice of Trustee's Sale

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

Auditor's File No. 2007166240

GRANTOR:

Jeffrey T. Natt and Sheila J. Natt, husband and wife

BENEFICIARY:

Golf Savings Bank

TRUSTEE:

The Blackstone Corporation

ABBREVIATED LEGAL DESCRIPTION:

Lot 9 and a portion of Lot 8 of the Hamilton Island PUD

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ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER:

02-07-29-1-2-0209-00

After Recording Return to:

The Blackstone Corporation
Attn: Jennifer Fickle
422 West Riverside, Suite 1100
Spokane, WA 99201

NOTICE OF TRUSTEE'S SALE

**POST AT: 1208 Island Way
North Bonneville, WA 98639**

TO: Jeffrey T. Natt
Sheila J. Natt
1208 Island Way
North Bonneville, WA 98639

Jeffrey T. Natt
Sheila J. Natt
P.O. Box 377
North Bonneville, WA 98639

Jeffrey T. Natt
Sheila J. Natt
620 N 34th Ave., #308
Yakima, WA 98902

Current Occupants
1208 Island Way
North Bonneville, WA 98639

Golf Savings Bank
6505-218th Street SW, Ste 9
Mountlake Terrace, WA 98043

I.

NOTICE IS HEREBY GIVEN that the undersigned Trustee will, on February 26, 2010 at the hour of 10:00 a.m., at the Skamania County Courthouse, main door, inside lobby, 240 Vancouver Avenue, City of Stevenson, State of Washington, sell at public auction to the highest and best bidder, payable at the time of sale, the following described real property, situated in the County of Skamania, State of Washington, to-wit:

Lot 9 of the Hamilton Island PUD, according to the recorded plat thereof recorded in Auditor File No. 2006161510, in the County of Skamania, State of Washington.

Together with a portion of Lot 8 of the Hamilton Island PUD, recorded in Auditor No. 2006161510, in the County of Skamania, State of Washington described as follows:

Beginning at the Southeast corner of said Lot 9; thence South 06°40'28" East,

which is also the East lot of Lot 8, a distance of 14 feet; thence South 83°19'32" West 81.31 feet to the West line of said Lot 8; thence Northwesterly along said West line to the Southwest corner of said Lot 9; thence North 83°19'32" East along the South line of said Lot 9 a distance of 86.60 feet more or less to the point of beginning

Tax Parcel No.: 02-07-29-1-2-0209-00,

which is subject to that certain Deed of Trust dated May 23, 2007, and recorded on May 25, 2007, under Auditor's File No. 2007166240, records of Skamania County, Washington, by Jeffrey T. Natt and Sheila J. Natt, husband and wife, as Grantor, to First American Title Insurance Company, as Trustee, to secure an obligation in favor of Golf Savings Bank, successor in interest to MERS, as Beneficiary. The Blackstone Corporation was appointed as Successor Trustee on October 8, 2009 by Beneficiary.

II.

No action commenced by the Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust.

III.

The default(s) for which this foreclosure is/are made is as follows:

Failure to Pay Monthly Principal and Interest Payments as follows:

May 1, 2009	\$1,042.59
June 1, 2009	\$1,042.59
July 1, 2009	\$1,042.59
August 1, 2009	\$1,042.59
September 1, 2009	\$1,042.59
October 1, 2009	\$1,042.59
November 1, 2009	\$1,042.59

Total monthly payments	\$7,298.13
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<u>Monthly Escrow Payments:</u>	\$1,383.30
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<u>Accrued Late Charges:</u>	\$ 312.78
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TOTAL MONTHLY PAYMENTS AND LATE CHARGES:	<u>\$8,994.21</u>
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Default other than failure to pay monthly payments:

NONE KNOWN

IV.

The sum owing on the obligation secured by the Deed of Trust is:

Principal of \$184,422.76, with interest as provided in the note or other instrument secured from May 23, 2007, and such other costs and fees as are due under the note or other instrument secured, and as are provided by statute.

V.

The above described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. The sale will be made without warranty, express or implied, regarding title, possession, or encumbrances on February 26, 2010 (*date of sale*). The default(s) referred to in Paragraph III must be cured by February 15, 2010 (11 days before the sale) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time on or before February 15, 2010 (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustee's fees and costs are paid. The sale may be terminated any time after February 15, 2010 (11 days before the sale) and before the sale by the Borrower, Grantor, any Guarantor, or the holder of any recorded junior lien or encumbrance paying the entire principal and interest secured by the Deed of Trust plus costs and fees, and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults.

VI.

A written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower and Grantor at the following addresses:

<u>Name</u>	<u>Address</u>
Jeffrey T. Natt, Sheila J. Natt, 1208 Island Way, North Bonneville, WA 98639	
Jeffrey T. Natt, Sheila J. Natt P.O. Box 377, North Bonneville, WA 98639	

by both first class and certified mail on October 6, 2009, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served on October 13, 2009 with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property described in Paragraph I above and the Trustee has possession of proof of such service or posting.

VII.

The Trustee whose name and address are set forth below will provide in writing, to anyone requesting it, a statement of all costs and fees due at any time prior to sale.

VIII.

The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above described property.

IX.

Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale.

X.

NOTICE TO OCCUPANTS OR TENANTS

The purchaser at the trustee's sale is entitled to possession of the property on the 20th day following the sale, as against the grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060.

XI.

NOTICE TO GUARANTORS

- a. If you are a guarantor of the obligations secured by the Deeds of Trust, you may be liable for a deficiency judgment to the extent the sale price obtained at the Trustee's Sale is less than the debt secured by the Deed of Trust.
- b. You have the same rights to reinstate the debt, cure the default, or repay the debt as is given to the grantor in order to avoid the Trustee's Sale.
- c. You will have no right to redeem the Property after the Trustee's Sale.
- d. Subject to such longer periods as are provided in the Washington deed of trust act, chapter 61.24 RCW, any action brought against to enforce a guaranty must be commenced within one year after the Trustee's Sale, or the last Trustee's Sale under any other deed of trust granted to secure the same debt.
- e. In any action for a deficiency, you will have the right to establish the fair value of the Property as of the date of the Trustee's Sale, less prior liens and encumbrances, and to limit your liability for a deficiency to the difference between the debt and

the greater of such fair value or the sale price paid at the Trustee's Sale, plus interest and costs.

DATED this 23 day of November, 2009.

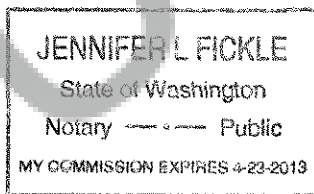
THE BLACKSTONE CORPORATION, Trustee

By [Signature]
Shelley N. Ripley, Vice President
422 W. Riverside, Suite 1100
Spokane, Washington 99201-0390
Telephone: (509) 624-5265

State of Washington)
) ss.
County of Spokane)

I certify that I know or have satisfactory evidence that Shelley N. Ripley signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the Vice President of THE BLACKSTONE CORPORATION, to be the free and voluntary act of such corporation, for the uses and purposes mentioned in the instrument.

DATED this 23rd day of November, 2009.



[Signature]
Print Name: Jennifer Fickle
NOTARY PUBLIC in and for the State
of Washington, residing at Spokane
My appointment expires: 4-23-13