

After Recording Return To:
Federal National Mortgage Association
PO Box 650043
Dallas, TX 75265

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

31708
MAR - 1 2016

PAID *Victor Chelland*
SKAMANIA COUNTY TREASURER

File No.: 7042.14191/Pratt, Amy and Shawn

Trustee's Deed

The GRANTOR, Northwest Trustee Services, Inc., as present Trustee under that Deed of Trust (defined below), in consideration of the premises and payment recited below, hereby grants and conveys, without representation or warranty, expressed or implied, to Federal National Mortgage Association, as GRANTEE, all real property (the Property), situated in the County of Skamania, State of Washington, described as follows:

Tax Parcel No.: 96-000114000000

Skamania County Assessor
Date 3-1-16 Parcel# 96000114 2M

Cabin No. 114, Northwoods, as shown on the Plat entitled Survey for Water Front Recreation, Inc., recorded in Book "J", page 449, Miscellaneous Records, in the County of Skamania and State of Washington. Together with an appurtenant easement as established in writing on said plat, for the joint use of the areas shown as roadway on the Plat.

RECITALS:

1. This conveyance is made pursuant to the powers, including the power of sale, conferred upon the Beneficiary by that certain Deed of Trust between Shawn R. Pratt and Amy M. Pratt, Husband and Wife, as Grantor, to Clark County Title Company, as Trustee, and Mortgage Electronic Registration Systems, Inc. solely as nominee for Eagle Home Mortgage, LLC, Beneficiary, dated 05/24/07, recorded 05/31/07, under Auditor's No. 2007166326, records of Skamania County, Washington and subsequently assigned to Green Tree Servicing LLC under Skamania County Auditor's No. 2014000559.
2. The Deed of Trust was executed to secure, together with other undertakings, the payment of one or more promissory note(s) ("Note") in the sum of \$148,000.00 with interest thereon, according to the terms thereof, in favor of Mortgage Electronic Registration Systems, Inc. solely as nominee for Eagle Home Mortgage, LLC and to secure any other sums of money which might become due and payable under the terms of said Deed of Trust.
3. The Deed of Trust provided that the Property is not used principally for agricultural or farming purposes and the Grantor has no actual knowledge that the Property is used principally for agricultural or farming purposes.
4. Default having occurred in the obligations secured and/or covenants of the Deed of Trust grantor, as set forth in Notice of Trustee's Sale described below, which by the terms of the Deed of Trust make operative the power to sell, the thirty-day advance Notice of Default was transmitted to the Deed of Trust grantor, or his successor in interest, and a copy of said Notice was posted or served in accordance with law.
5. Green Tree Servicing LLC, being then the holder of the indebtedness secured by the Deed of Trust, delivered to said Grantor a written request directing Grantor to sell the Property in accordance with law and the terms of the Deed of Trust.
6. The defaults specified in the "Notice of Default" not having been cured, the Grantor, in compliance with the terms of the Deed of Trust, executed and on 08/17/15, recorded in the office of the Auditor of Skamania County, Washington, a "Notice of Trustee's Sale" of the Property under Auditor's File No. 2015001705.

William Long
NOTARY PUBLIC in and for the state of
Washington, residing in King County
My commission expires: 07-24-19