



201510060054

Skagit County Auditor

\$73.00

10/6/2015 Page

1 of

2 9:01AM

**After Recording, Return To:**

LJB Mount Vernon LLC  
17120 9<sup>th</sup> Ave SE  
Mill Creek, WA 98012-6312  
Attn: Lori J Blades

Recording requested by:  
Wells Fargo Bank, National Association  
BBSG - San Antonio Loan Ops, P.O. Box  
659713, San Antonio, TX 78265

JOB # 1971115804

**FULL RECONVEYANCE**

**Grantor (Beneficiary): Wells Fargo Bank, National Association**

**Grantor (Trustee): Wells Fargo Financial National Bank**

**Grantee (Grantor/Trustor): LJB Mount Vernon LLC**

**Legal Description:**

**Lot 8, "SOUTH MOUNT VERNON BUSINESS PARK BINDING SITE PLAN", as recorded September 10, 2007 under Auditor's File No. 200709100133, records of Skagit County, Washington.**

**The Real Property Address is commonly known as: 325 Chenoweth Street, Mount Vernon, WA 98273**

**Assessor's Tax Parcel/Account Number: P128621**

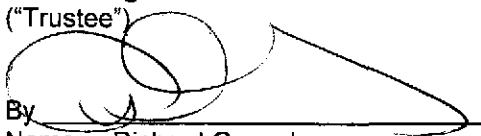
**Reference No(s): Instrument Number 201008300132, Book (Reel) N/A ,Page (Image) N/A**

WHEREAS, **Wells Fargo Financial National Bank** is the duly authorized **Trustee** under that certain Deed of Trust executed by LJB Mount Vernon LLC ("Grantor") for the benefit of **Wells Fargo Bank, National Association** ("Beneficiary" & "Lender") dated **August 27, 2010** recorded on **August 30, 2010** under Recording No. **201008300132**, in Volume **N/A**, at Page **N/A** of the Records of **Skagit County, Washington**.

NOW, THEREFORE, **Wells Fargo Financial National Bank** as Trustee having been requested in writing by holder of the obligations thereunder to make this reconveyance by reason of all indebtedness secured by said Deed of Trust being fully satisfied, and said Deed of Trust and the Note(s) secured thereby having been surrendered to said Trustee for cancellation, **DOES HEREBY RECONVEY** without warranty, to **THE PERSON OR PERSONS LEGALLY ENTITLED THERETO**, all the estate now held **by it thereunder**.

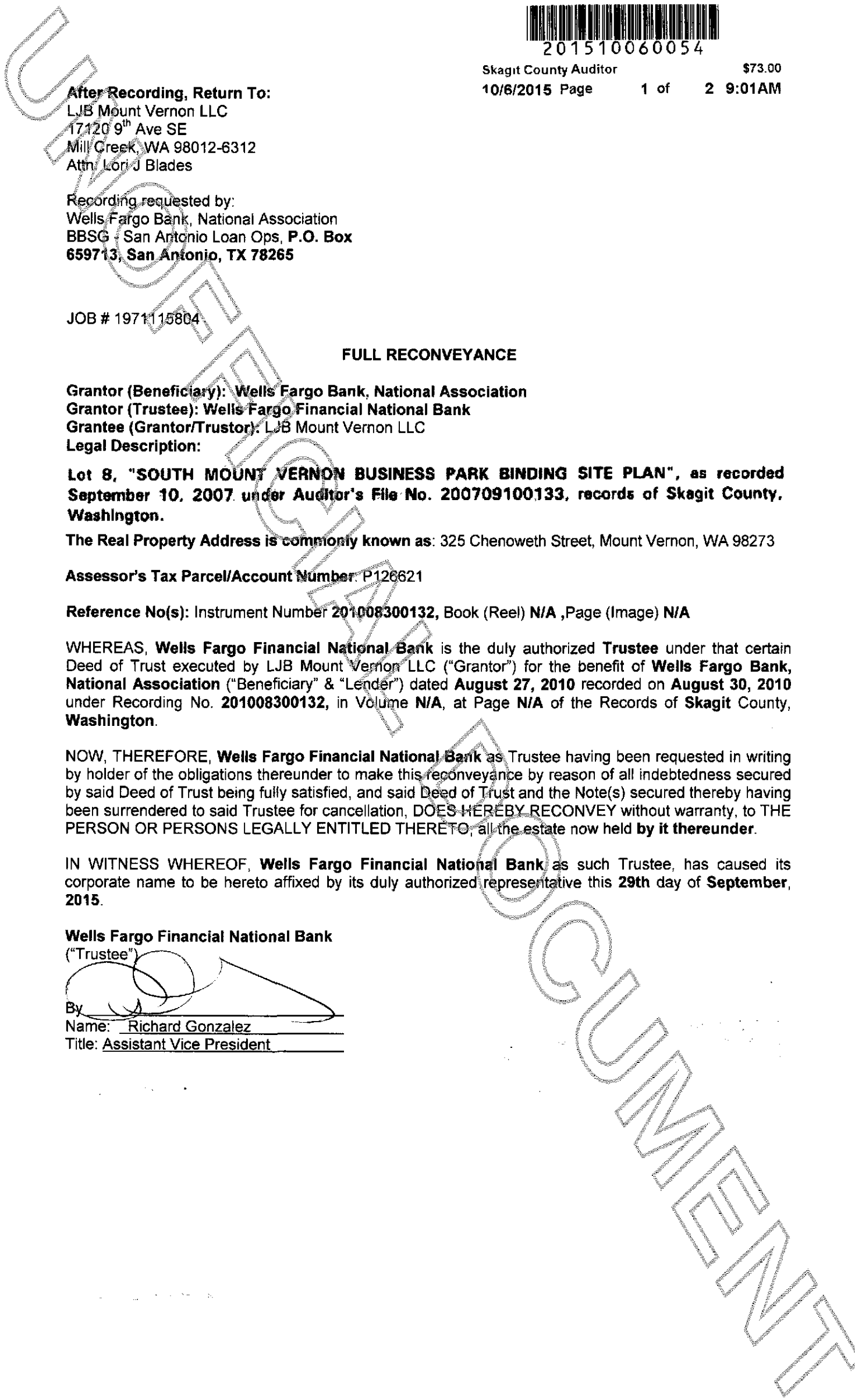
IN WITNESS WHEREOF, **Wells Fargo Financial National Bank** as such Trustee, has caused its corporate name to be hereto affixed by its duly authorized representative this **29th** day of **September, 2015**.

**Wells Fargo Financial National Bank**  
("Trustee")

By 

Name: Richard Gonzalez

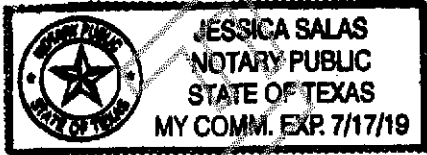
Title: Assistant Vice President



TRUSTEE ACKNOWLEDGEMENT

State of Texas )  
 ) ss.  
County of Bexar )

On this 29th day of September, 2015, before me, the undersigned Notary Public, personally appeared Richard Gonzalez and known to me to be the Assistant Vice President, authorized agent for **Wells Fargo Financial National Bank**, a national banking association, that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said national banking association, duly authorized by the national banking association through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument.



Notary Signature: J.S.  
Notary's name: Jessica Salas  
My commission expires: 7.17.19

UNAPPROVED ORIGINAL DOCUMENT