



201611090011

Skagit County Auditor

\$73.00

11/9/2016 Page

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1 9:02AM

When Recorded Return To:  
USAA Federal Savings Bank C/O Nationwide Title Clearing, Inc  
2100 Alt 19 North  
Palm Harbor, FL 34683

Loan #: 1802795623

**DEED OF RECONVEYANCE**

WHEREAS, JAMES E. HIGGINS was the original Trustor, FIRST AMERICAN TITLE INSURANCE COMPANY was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS DESIGNATED NOMINEE FOR USAA FEDERAL SAVINGS BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS under that certain Deed of Trust dated 08/27/2013, in the amount of \$155,000.00, and recorded in SKAGIT County, Washington, under Auditor File # 201308290140.

LOT 314, PLAT OF SKAGIT HIGHLANDS DIVISION V (PHASE 1)  
Parcel ID #: 4915-000-314-0000

NATIONWIDE TITLE CLEARING, INC., as successor Trustee under said Deed of Trust and as successor Trustee, having received from the Beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligation(s) secured by the Deed of Trust have been fully satisfied, does hereby grant, bargain, sell and reconvey, unto the parties entitled thereto all right, title and interest which was heretofore acquired by said Trustee under said Deed of Trust.

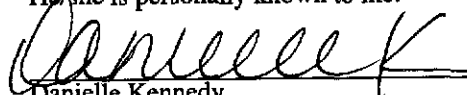
Dated on 10/26/2016 (MM/DD/YYYY)

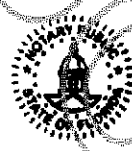
NATIONWIDE TITLE CLEARING, INC.

By:   
Shannon McKinney  
VICE PRESIDENT

STATE OF FLORIDA  
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me on 10/26/2016 (MM/DD/YYYY), by Shannon McKinney as VICE PRESIDENT for NATIONWIDE TITLE CLEARING, INC., who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she is personally known to me.

  
Danielle Kennedy  
Notary Public - State of FLORIDA  
Commission Expires: 06/26/2017



DANIELLE KENNEDY  
Notary Public - State of Florida  
My Commission #FF 031287  
Expires June 26, 2017

Document Prepared By: E.Lance/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152  
NSMRC 396681277 USAA MIN 100105600036260411 MERS PHONE 1-888-679-6377 DOCR  
T211610-01:20:59 [C-2] RCNWA1



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UNOFFICIAL DOCUMENT