



When Recorded Return To:  
Wells Fargo Home Mortgage  
C/O Nationwide Title Clearing, Inc.  
2100 Alt. 19 North  
Palm Harbor, FL 34683  
Loan Number 0539759001

**DEED OF RECONVEYANCE**

WHEREAS, **ROCKY A BURNS AND MARIE M BURNS** was the original Trustor, **GUARDIAN NORTHWEST TITLE OF SKAGIT** was the original Trustee, and **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR PRESIDENTIAL BANK, FSB DBA ACCESS CAPITAL MORTGAGE, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS** was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 09/02/2016, in the amount of \$334,000.00, and recorded in **SKAGIT** County, **Washington**, under **Auditor File # 201609080004**.

LOT 27, "FIR CREST PLANNED UNIT DEVELOPMENT," AS PER PLAT RECORDED ON AUGUST 31, 2004, UNDER AUDITOR'S FILE NO. 200408310219, RECORDS OF SKAGIT COUNTY.  
Parcel ID #: 0000121980

**WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION**, as successor Trustee under said Deed of Trust and as successor Trustee, having received from the designated nominee of the present 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 8/2 /2017 (MM/DD/YYYY)

**WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION**

By: Deborah Webb  
Deborah Webb  
Title Officer

STATE OF FLORIDA  
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me on 8/2 /2017 (MM/DD/YYYY), by Deborah Webb as Title Officer of **WELLS FARGO FINANCIAL NATIONAL BANK, A NATIONAL BANKING ASSOCIATION**, who, as such Title Officer being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

Elizabeth A. Mustard  
Elizabeth A. Mustard  
Notary Public - State of FLORIDA  
Commission Expires: 08/27/2019



ELIZABETH A. MUSTARD  
Notary Public - State of Florida  
Commission # EE 224831  
My Comm. Expires August 27, 2019

Document Prepared By: E.Lance/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152  
WFHRC 399579646 MIN 100213103101005653 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O.  
Box 2026, Flint, MI 48501-2026 DOCR T281707-04:05:35 [C-2] RCNWA1



\*D0024823538\*

UNRECORDED INSTRUMENT