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03/15/2019 09:55 AM Pages: 1 of 1 Fees: \$99.00
Skagit County Auditor

PREPARED BY: FIRST AMERICAN MORTGAGE SOLUTIONS
WHEN RECORDED MAIL TO:
FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402
PH. 208-528-9895

DEED OF RECONVEYANCE

WASHINGTON
COUNTY OF SKAGIT

RECORD 2ND



PARCEL NO. 340423-0-016-0001

LEGAL DESCRIPTION: PTN NW 1/4 NE 1/4, 23-34-4 E W.M.

THE UNDERSIGNED, FIRST AMERICAN TITLE INSURANCE COMPANY, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, as Trustee, Successor Trustee, or Substitute Trustee, under that certain Deed of Trust dated MARCH 04, 2004, executed by DAVID ROWLAND AND TRUDY ROWLAN D, HUSBAND AND WIFE, Trustor, to LAND TITLE CO, Original Trustee, for the benefit of CITIFINANCIAL, INC., Original Beneficiary, and recorded on MARCH 04, 2004 as Auditor's File No. 200403040136, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 15046 NOOKACHAMPS RD, MT VERNON, WASHINGTON 98273

WHEREAS, the Undersigned received from WILMINGTON SAVINGS FUND SOCIETY, FSB, DBA CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR WF 19 GRANTOR TRUST, the current beneficiary or the nominee of the current beneficiary under said Deed of Trust, a written request to reconvey, reciting that the obligation secured by said Deed of Trust has been fully paid and performed, does hereby grant, bargain, and convey, without any covenant or warranty, express or implied, to the person or persons legally entitled thereto, all of the estate held by the Undersigned in and to said described premises by virtue of said Deed of Trust.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on MARCH 08, 2019.

FIRST AMERICAN TITLE INSURANCE COMPANY

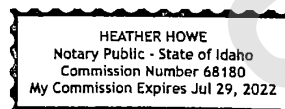

ALEXANDRA MONTAGUE, ASSISTANT
SECRETARY

STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On MARCH 08, 2019, before me, HEATHER HOWE, personally appeared ALEXANDRA MONTAGUE known to me to be the ASSISTANT SECRETARY of FIRST AMERICAN TITLE INSURANCE COMPANY the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same


HEATHER HOWE (COMMISSION EXP. 07/29/2022)
NOTARY PUBLIC



POD: 20190222

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