



202010010067

10/01/2020 11:20 AM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

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
LOAN NO.: 0057338998

RECORD 2ND



PARCEL NO. P118066

LEGAL DESCRIPTION: PTN. TRACT 1, THE UPLANDS AKA LOT 2, SP PL00-0286

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 **FEBRUARY 27, 2013**, executed by **DONALD R. SIMPSON AND VICTORIA E. SIMPSON, HUSBAND AND WIFE**, Trustor, to **SKAGIT COUNTY**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **NYCB MORTGAGE COMPANY, LLC**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **MARCH 11, 2013** as Auditor's File No. **201303110142**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **15814 LARSON LN, MOUNT VERNON, WA 98273**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **NYCB MORTGAGE COMPANY, LLC**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the Beneficiary of 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 **SEPTEMBER 24, 2020**.
FIRST AMERICAN TITLE INSURANCE COMPANY


CAITLIN BUONO, VICE PRESIDENT

POD: 20200911
FM8020113IM - LR - WA



STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **SEPTEMBER 24, 2020**, before me, **DEBORAH REIMER**, personally appeared **CAITLIN BUONO** known to me to be the **VICE PRESIDENT** 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.


DEBORAH REIMER (COMMISSION EXP. 03/29/2025)
NOTARY PUBLIC

