



202011100026

11/10/2020 08:30 AM Pages: 1 of 1 Fees: \$103.50  
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.: 0061323754

*RECORD 2ND*



PARCEL NO. P123210

LEGAL DESCRIPTION: LOT 117, NOOKACHAMP HILLS, PUD PHASE IIB

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 AUGUST 16, 2019, executed by MATTHEW T. HALLIDAY, AN UNMARRIED MAN, Trustor, to FIDELITY NATIONAL TITLE INSURANCE COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR JG WENTWORTH HOME LENDING, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on AUGUST 21, 2019 as Auditor's File No. 201908210018, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 23871 NOOKACHAMP HILLS DRIVE, MLOUNT VERNON, WA 98274

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR JG WENTWORTH HOME LENDING, 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 NOVEMBER 02, 2020.  
FIRST AMERICAN TITLE INSURANCE COMPANY

*Cynthia Chretien*  
CYNTHIA CHRETIEN, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On NOVEMBER 02, 2020, before me, NATALIE FELT, personally appeared CYNTHIA CHRETIEN 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.

*Natalie Felt*

NATALIE FELT (COMMISSION EXP. 09/28/2024)  
NOTARY PUBLIC



POD: 20201021  
FM8020113IM - LR - WA

Page 1 of 1



DOCUMENT 2 of 2

MIN: 100126300007701833  
MERS PHONE: 1-888-679-6377