



202012110007

12/11/2020 08:30 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

RECORD 2ND



COUNTY OF SKAGIT

LOAN NO.: 9704413534

PARCEL NO. P124004

LEGAL DESCRIPTION: LOT 21 "THE ORCHARDS P.U.D"

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 SEPTEMBER 15, 2017, executed by MICHAEL A LATSHA AND KIMBERLY L LATSHA, HUSBAND AND WIFE, Trustor, to TICOR TITLE COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR MORTGAGE BROKERS SERVICES, INC. D/B/A KIEL MORTGAGE, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on SEPTEMBER 22, 2017 as Auditor's File No. 201709220080, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 4415 ORCHARD AVE, ANACORTES, WA 98221

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR MORTGAGE BROKERS SERVICES, INC. D/B/A KIEL MORTGAGE, 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 DECEMBER 02, 2020.
FIRST AMERICAN TITLE INSURANCE COMPANY

MARIBEL MARTINEZ, VICE PRESIDENT

POD: 20201124

CF8050115IM - LR - WA



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DOCUMENT 2 of 2

MIN: 10045340000160335
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **DECEMBER 02, 2020**, before me, **DONALD E. OLSON**, personally appeared **MARIBEL MARTINEZ** 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.



DONALD E. OLSON (COMMISSION EXP. 05/05/2026)
NOTARY PUBLIC

