

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.: 0061209698

RECORD 2ND



PARCEL NO. P38805

LEGAL DESCRIPTION: TRACT 1 OF SKAGIT COUNTY SHORT PLAT No. 519-81, VOL 5 PG 97, AUD FILE NO. 8107100001, SKAGIT COUNTY, WA

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 JANUARY 26, 2019, executed by THOMAS Z. PEDEN AND AMY C. PEDEN, HUSBAND AND WIFE, AND JUDITH A. CROSSLEY, AN UNMARRIED WOMAN AND BRANDON R. PEDAN, AN UNMARRIED MAN., Trustor, to CHICAGO TITLE INSURANCE COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR NEW DAY FINANCIAL, LLC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on FEBRUARY 20, 2019 as Auditor's File No. 201902200077, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 27013 HELMICK RD, SEDRO WOOLLEY, WA 98284

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR NEW DAY FINANCIAL, 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 MARCH 18, 2021.

FIRST AMERICAN TITLE INSURANCE COMPANY

RACHEL D. NORAH, VICE PRESIDENT

POD: 20210311
FM8020113IM - LR - WA



STATE OF TEXAS COUNTY OF DALLAS) ss.

On MARCH 18, 2021, before me, KLYDENITTA DAVIS, personally appeared RACHEL D. NORAH 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.



KLYDENITTA DAVIS (COMMISSION EXP. 11/16/2024)
NOTARY PUBLIC

