

When Recorded Return To:

Lien Release Dept
M&T Bank
4th Floor - Lien Release Dept.
PO BOX 5178
Buffalo, NY 14240

Deed of Reconveyance

M&T Bank#: 0091946020 "MCKINNON" Skagit, Washington

MIN #:100967800000109670 SIS #: 1-888-679-6377

WHEREAS Nationwide Title Clearing, INC. is the present Trustee of record under the following described Deed of Trust:

Trustor: LAWRENCE M MCKINNON AND MICHELE MCKINNON, HUSBAND AND WIFE
Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for ~~X~~ beneficiary of the security instrument, its successors and assigns

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR BEST MORTGAGE, INC., ITS SUCCESSORS AND ASSIGNS
Original Trustee: ADELITA A. SHUBERT ON BEHALF OF FLAGSTAR BANK, FSB.
Dated: 06-09-2014 Recorded: 06-16-2014 as Instrument No. 201406160089, Book/Reel/Liber N/A, Page/Folio N/A In the Records of the County Recorder of Skagit, State of Washington.

Legal: See Exhibit "A" Attached Hereto And By This Reference Made A Part Hereof

Assessor's/Parcel No: 4136-010-004-0004

Property Address: 18126 STATE ROUTE 9, MOUNT VERNON, WA 98274-8157

AND WHEREAS, the above said Deed of Trust has been paid in full;

NOW THEREFORE, the present Trustee having received from the present nominee for the Beneficiary under said Deed of Trust and the obligations secured thereby a written request to reconvey by reason of the obligations secured by said Deed of Trust,
DOES HEREBY RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate, title and interest now held by it under said Deed of Trust, describing the land therein as more fully described in said Deed of Trust.

By: Nationwide Title Clearing, INC. as Trustee
On August 5, 2021

Flagstar Bank

By: *Danielle Weathers*
Danielle Weathers

STATE OF Florida
COUNTY OF Pinellas

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 6th day of August, 2021 by Danielle Weathers of NTC, a Florida corporation, on behalf of the corporation. He/she is personally known to me or has produced _____ as identification.

WITNESS my hand and official seal.

Melissa May
Melissa May



MELISSA MAY
NOTARY PUBLIC
STATE OF FLORIDA
COMM# GG 026423
EXPIRES: 10/27/2023

Deed of Reconveyance Page 2 of 2

Exhibit A

Schedule "A-1"

149080-OE

DESCRIPTION:

PARCEL "A":

Lot 'I' of that Survey recorded August 18, 2008, under Skagit County Auditor's File No. 200808180120, being a portion of Block 38, 'Plat of the Town of Montborne, Skagit County, Washington', as per Plat recorded in Volume 2 of Plats, Page 80; AND a portion of Block 10, 'Reserve Addition to the Town of Montborne', as per Plat recorded in Volume 2 of Plats, Page 59, all records of Skagit County, Washington; TOGETHER WITH a portion of that vacated railroad right-of-way commonly known as the Northern Pacific Railway, as conveyed to "Lawrence M. McKinnon & Michelle McKinnon" by Superior Court of Washington for Skagit County No. 91-2-00070-3, 'Judgment and Decree Quietng Title', filed May 11, 1992; all within the NW ¼, Section 6, Township 33, Range 5 East, W.M., more particularly described as follows:

Beginning at the Northernmost Corner of Lot 8, Block 38, Plat of the Town of Montborne, Skagit County, Washington, as per Plat recorded in Volume 2 of Plats, Page 80, Records of Skagit County; Thence South 47°38'15" West, 115.00 Feet; Thence South 43°01'21" East, 119.89 Feet; Thence South 47°38'15" West, 80.72 Feet, to the TRUE POINT OF BEGINNING; Thence continuing South 47°38'15" West, 145.89 Feet, plus or minus, to the Centerline of the vacated 100 Foot railroad right-of-way commonly known as the Northern Pacific Railway, as conveyed to "Lawrence M. McKinnon & Michelle McKinnon" by Superior Court of Washington for Skagit County No. 91-2-00070-3, 'Judgment and Decree Quietng Title', filed May 11, 1992; Thence South 51°54'05" East, 65.90 Feet, along said Centerline of the vacated 100 Foot railroad right-of-way; Thence South 47°38'15" West, 25.28 Feet; Thence South 51°54'05" East, 25.50 Feet; Thence North 47°38'15" East, 25.28 Feet, returning to the Centerline of the vacated 100 Foot railroad right-of-way commonly known as the Northern Pacific Railway; Thence South 51°54'05" East, 11.42 Feet; Thence North 47°38'15" East, 130.85 Feet; Thence North 43°01'21" West, to the TRUE POINT OF BEGINNING;

Situate within the County of Skagit, State of Washington.

PARCEL "B":

Lot 'F' of that Survey recorded August 18, 2008, under Skagit County Auditor's File No. 200808180120, being a portion of Block 38, 'Plat of the Town of Montborne, Skagit County, Washington', as per Plat recorded in Volume 2 of Plats, Page 80, AND a portion of Block 10, 'Reserve Addition to the Town of Montborne', as per Plat recorded in Volume 2 of Plats, Page 59, all records of Skagit County, Washington, all within the NW ¼, Section 6, Township 33, Range 5 East, W.M., more particularly described as follows:

Beginning at the Northernmost Corner of Lot 8, Block 38, Plat of the Town of Montborne, Skagit County, Washington, as per Plat recorded in Volume 2 of Plats, Page 80, Records of Skagit County; Thence South 47°38'15" West, 115.00 Feet; Thence South 43°01'21" East, 119.89 Feet, to the TRUE POINT OF BEGINNING; Thence continuing South 43°01'21" East, 98.52 Feet; Thence South 47°38'15" West, 81.34 Feet; Thence North 43°01'21" East, 98.51 Feet; Thence North 47°38'15" East, 80.72, to the TRUE POINT OF BEGINNING;

Situate within the County of Skagit, State of Washington.