

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#: 4000044604 "STURGUL" P98/001 4019032475 2280500618 304960000 Skagit, Washington

MIN #: 100392411205402632 SIS #: 1-888-679-6377

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

Trustor: JAMES STURGUL AND TAMMY STURGUL, A MARRIED COUPLE
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. ("MERS") AS DESIGNATED NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Original Trustee: CHICAGO TITLE COMPANY
Dated: 02-20-2020 Recorded: 02-26-2020 as Instrument No. 202002260047, 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: P104462

Property Address: 4204 A AVE, ANACORTES, WA 98221

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 11/30/2021

By: [Signature]
Shannon McKinney

* Fairway
Independent
MORTgage
Corporation

STATE OF Florida
COUNTY OF PINEHURST

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 30 day of NOVEMBER, 2021 by SHANNON MCKINNEY of N.T.C. 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,

[Signature]
Aaron Burdick



AARON BURDICK
NOTARY PUBLIC
STATE OF FLORIDA
COMM# HH 066179
EXPIRES: 11/22/2024

EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): P104482 / 350126-4-002-0300

LOT 3 OF ANACORTES SHORT PLAT NO. ANA-93-003 AS APPROVED SEPTEMBER 10, 1993 AND RECORDED SEPTEMBER 15, 1993, IN VOLUME 10 OF SHORT PLATS, PAGES 233 AND 234, UNDER AUDITOR'S FILE NO. 9309150050, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.