

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.: 2009396660

PARCEL NO. P54125

LEGAL DESCRIPTION: LOT(S): 1 AND 2 REYNOLD'S ADD.

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 **NOVEMBER 21, 2015**, executed by **TAMARA S STEMHAGEN, AN UNMARRIED INDIVIDUAL, AS HER SEPARATE ESTATE**, Trustor, to **CHICAGO TITLE COMPANY OF WASHINGTON**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **WMS SERIES LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, and recorded on **NOVEMBER 30, 2015** as Auditor's File No. **201511300166**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **1605 E SECTION ST, MOUNT VERNON, WASHINGTON 98274**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **WMS SERIES 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 **JULY 25, 2023**.

FIRST AMERICAN TITLE INSURANCE COMPANY

TIPHANY JO WILLIAMS, VICE PRESIDENT

POD: 20230717

RP8020117IM - LR - WA

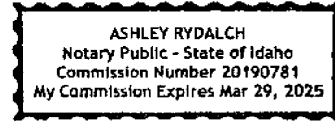


STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **JULY 25, 2023**, before me, **ASHLEY RYDALCH**, personally appeared **TIPHANY JO WILLIAMS** 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.

Ashley Rydalch

ASHLEY RYDALCH (COMMISSION EXP. 03/29/2025)
NOTARY PUBLIC



This document contains electronic signatures.