

When Recorded Return To:
JPMorgan Chase Bank, N.A.
C/O Nationwide Title Clearing, LLC
2100 Alt. 19 North
Palm Harbor, FL 34683

Loan Number 4028729726

DEED OF RECONVEYANCE

WHEREAS, NATHAN J GAINNEY AND CLARE GAINNEY was the original Trustor, RAINIER TITLE LLC was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR GUARANTEED RATE, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 04/04/2022, in the amount of \$498,750.00, and recorded in SKAGIT County, Washington, under Auditor File # 202204050101.

LOT 180, CEDA HEIGHTS PUD 1, PH. 2
Parcel ID # P126235

NATIONWIDE TITLE CLEARING, LLC, as successor Trustee under said Deed of Trust and as successor Trustee, having received from the designated nominee of the present Beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligation(s) secured by the Deed of Trust have been fully satisfied, does hereby grant, bargain, sell and reconvey, unto the parties entitled thereto all right, title and interest which was heretofore acquired by said Trustee under said Deed of Trust.

Dated on 10, 17, 2024 (MM/DD/YYYY)

NATIONWIDE TITLE CLEARING, LLC

By: Susan Hicks
Susan Hicks
VICE PRESIDENT

All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA
COUNTY OF PINELLAS
The foregoing instrument was acknowledged before me by means of physical presence or online notarization on 10, 17, 2024 (MM/DD/YYYY), by Susan Hicks as VICE PRESIDENT of NATIONWIDE TITLE CLEARING, LLC, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

Vicky McCoy
Vicky McCoy
Notary Public - State of FLORIDA
Commission Expires: 12/18/2026



VICKY MCCOY
NOTARY PUBLIC
STATE OF FLORIDA
COMM# NH 328470
EXPIRES: 12/18/2026

CHAS6 442699322 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MIN
100196399036997466 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI
48501-2026 T152410-03:34:51 [C-1] RCNWA1



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