

When Recorded Return To:
Peter A. O'Mara
Janet K. O'Mara
PO Box 2289
Maple Falls, WA 98266

2
200407060071
Skagit County Auditor
7/6/2004 Page 1 of 2 2:10:21AM

FULL RECONVEYANCE

Reference No.: 200309230032
Grantor(s):
1. USAA Federal Savings Bank, Beneficiary
2. Betts, Patterson & Mines, P.S., Trustee
Grantee(s)/Assignee/Beneficiary:
1. O'Mara, Peter A.
2. O'Mara, Janet K.
Legal Description (abbreviated): Lot 38, Woodridge Estates, recorded in Skagit County, Washington.
Complete legal description on attached Exhibit A.
Assessor's Tax Parcel No.: 4699-000-038-0000

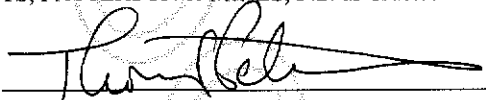
BETTS, PATTERSON & MINES, P.S., as Trustee of record under the following described Deed of Trust:

Grantor(s):
1. O'Mara, Peter A.
2. O'Mara, Janet K.
Beneficiary: USAA FEDERAL SAVINGS BANK
Dated: September 10, 2003
Recorded on September 23, 2003 as Instrument No. 200309230032

In the County of Skagit, State of WASHINGTON, having received from the present owner of the beneficial interest under said Deed of Trust and the obligations secured thereby a written request to reconvey, reciting that the obligations secured by the Deed of Trust have been fully satisfied, 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, as more fully described therein.

DATED this 30th day of June, 2004.

BETTS, PATTERSON & MINES, P.S. as Trustee

By: 
Thomas F. Peterson, Vice President

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

On this 30th day of June, 2004, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Thomas F. Peterson to me known to be a Vice President of BETTS, PATTERSON & MINES, P.S., the professional service corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

WITNESS my hand and official seal affixed hereto the day and year first above written.



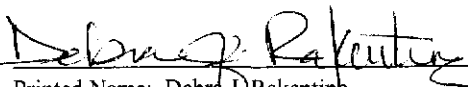

Printed Name: Debra J. Rakentine
NOTARY PUBLIC in and for the State of Washington
residing at Everett.
My Commission expires: 05/29/06

EXHIBIT A

LEGAL DESCRIPTION

Lot 38, WOODRIDGE ESTATES, according to the plat thereof recorded in Volume 16 of Plats, pages 164 through 186, records of Skagit County, Washington.

*** Derivation - grantor and grantee names only as shown on recorded document ***

*** Being the same parcel conveyed to

Peter A. O'Mara and Janet E. O'Mara

From Homestead NW DIV, Co., a Washington Corporation

by virtue of a Deed date 8/7/98 recorded 8/18/97 in Deed Book 1857 , Page 316 in County of SKAGIT ***



200407060071
Skagit County Auditor