



200602090025

Skagit County Auditor

2/9/2006 Page

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1 9:31AM

## This Space for Recorder's Use Only

Document Prepared by: WADRMT-4 01/30/05 Loan #: 9900120128  
Karen Hawkins Investor Loan #: 1676038740  
When recorded return to: PIN/Tax ID #: 37720920120003  
US Bank Home Mtge Property Address:  
P.O. Box 468002 1320 16TH ST  
Bedford OH 44146 ANACORTES, WA 98221-2227  
Mortgage Release Dept

MIN #: 100045200000062795

VRU Tel#: 888.679.MERS

## DEED OF RECONVEYANCE

KNOW ALL MEN BY THESE PRESENTS, that MERS AS NOMINEE FOR US BANK, NA SUCCESSOR BY MERGER TO THE LEADER MORTGAGE COMPANY, whose address is P.O. BOX 468002, BEDFORD, OH 44146, or successor Trustee under that certain Deed of Trust described below, having received from the Beneficiary under 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, hereby does grant, bargain, sell and convey, but 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 below described premises by virtue of said Deed of Trust.

Original Grantor(s): STEVEN A. BALBAS AND ASUNCION C. BALBAS, HUSBAND AND WIFE

Original Beneficiary: MERS AS NOMINEE FOR EAGLE HOME MORTGAGE, INC.

Original Trustee: ISLAND TITLE COMPANY

Loan Amount: \$77,500.00

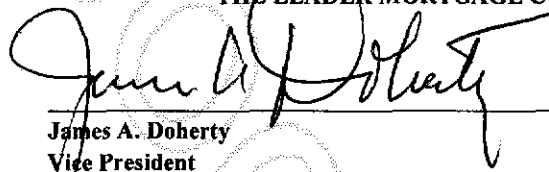
Date of Deed of Trust: 12/07/2000

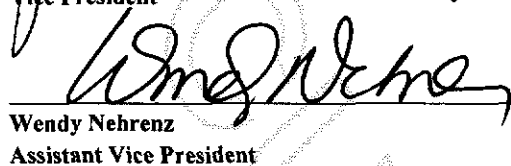
Date Recorded: 12/11/2000 Document #: 200012110147

and recorded in the official records of SKAGIT County, State of Washington affecting Real Property and more particularly described on said Deed of Trust referred to herein.

IN WITNESS WHEREOF, the undersigned has caused these presents to be executed on this date of 1/30/2006.

MERS AS NOMINEE FOR US BANK, NA SUCCESSOR BY MERGER TO  
THE LEADER MORTGAGE COMPANY

  
James A. Doherty  
Vice President


  
Wendy Nehrenz  
Assistant Vice President

State of OH

County of CUYAHOGA

On this date of 1/30/2006, before me, the undersigned authority, a Notary Public duly commissioned, qualified and acting within and for the aforementioned State, personally appeared the within named James A. Doherty and Wendy Nehrenz, known to me (or identified to me on the basis of satisfactory evidence) that they are the Vice President and Assistant Vice President respectively of MERS AS NOMINEE FOR US BANK, NA SUCCESSOR BY MERGER TO THE LEADER MORTGAGE COMPANY, and were duly authorized in their respective capacities to execute the foregoing instrument for and in the name and on behalf of said corporation, and that said corporation executed the same, and further stated and acknowledged that they had so signed, executed and delivered said instrument for the consideration, uses and purposes therein mentioned and set forth.

Witness my hand and official seal on the date hereinabove set forth.

  
Notary Public: Stacey C. Clink

My Commission Expires: 11/04/2009



STACEY C. CLINK

NOTARY PUBLIC  
STATE OF OHIOMy Comm. Expires  
November 4, 2009