



200604030102

Skagit County Auditor

4/3/2006 Page

1 of

1 10:15AM

Document Prepared By:

Ronald E Meharg, 888-362-9638

When Recorded Return To:

DOCX LLC

1111 Alderman Drive

Ste #350

Alpharetta, GA 30005

Property Address:

4039 SHARPE RD.

ANACORTES, WA 98221

This Space for Recorder's Use Only

USA

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82711094



\*USA00082711094\*

CRef#:05/15/2006-PRef#:R060-POF

Date:03/16/2006-Print Batch ID:1508

Recording Requested By:

USAA FEDERAL SAVINGS BANK

**DEED OF RECONVEYANCE**

WHEREAS, the indebtedness secured by the Deed of Trust, described below, has been paid;

NOW, THEREFORE, the present undersigned Trustee(s), Fidelity National Title Insurance Company whose address is 1111 Alderman Drive, Ste. #350, Attn: Release Dept., Alpharetta, GA 30005 under said Deed of Trust do(es) hereby reconvey unto the parties entitled thereto all rights, title and interest which was heretofore acquired by said Trustee(s) under said Deed of Trust.

Original Borrower(s): PATRICK M. LYONS AND MARY D. LYONS, HUSBAND AND WIFE

Original Trustee: SOCIUS LAW GROUP, P.L.L.C.

Original Beneficiary: USAA FEDERAL SAVINGS BANK (USAA F.S.B.)

Date of Deed of Trust: 01/27/2005

Loan Amount: \$134,000.00

Recording Date: 02/22/2005

Book: N/A

Page: N/A

Document #: 200502220039

and recorded in the official records of the County of Skagit, 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 03/23/2006.

Fidelity National Title Insurance Company

  
Christina Ling  
Asst. Vice President

State of CA

County of Orange

On this date of 03/23/2006, before me, the undersigned authority, a Notary Public duly commissioned, qualified and acting within and for the aforementioned State and County, personally appeared the within named Christina Ling, known to me (or identified to me on the basis of satisfactory evidence) that he or she is the Asst. Vice President of Fidelity National Title Insurance Company and was duly authorized in his or her respective capacity to execute the foregoing instrument for and in the name and in 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: Y. Hendricks, #1593265

My Commission Expires: 06/29/2009

