



200604040003

Skagit County Auditor

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WHEN RECORDED RETURN

Filed for Record at Request of
Land Title Company of Skagit County
Order 120161-SE 116594

FULL RECONVEYANCE

The undersigned as trustee under that certain Deed of Trust, dated JUNE 17 2005 in which
JASON M FRANKS, AN UNMARRIED MAN is grantor and
JERRY HAMMER, MARRIED SEPARATE PROPERTY is beneficiary, recorded on
JUNE 24 2005 as Auditor's No.
200506240003 records of SKAGIT County, Washington, having received from the
beneficiary under said Deed of Trust 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 persons entitled
thereto all of the right, title and interest now held be said trustee in and to the property described in said
Deed of Trust, situate in Skagit County, Washington as follows:

Lot 13, "PLAT OF PRESENTIN RANCH," recorded on August 9 2004, under Auditor's
File No. 200408090115, records of Skagit County, Washington.

Dated APRIL 3 2006

LAND TITLE COMPANY OF SKAGIT CO

By:

Bill Ronhaar (Name-Title) Manager

STATE OF WASHINGTON } ss.
COUNTY OF

On this day personally appeared before me

to me known to be the individual described
in and who executed the within and
foregoing instrument, and acknowledge that

signed the same as

free and voluntary act and deed, for the uses
and purposes therein mentioned

GIVEN under my hand and official seal this
day of

Notary Public in and for the State of Washington,
Residing at
My Appointment expires

STATE OF WASHINGTON } ss.
COUNTY OF SKAGIT

On this 3RD day of APRIL 2006
before me, that undersigned, a Notary Public in and for the State of
Washington, duly commissioned and sworn, personally appeared
BILL RONHAAR, to me known to be the
authorized signatory of LAND TITLE COMPANY
The corporation that executed the foregoing instrument, and
acknowledged 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 to the said instrument

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

SHARON R. ANTHONY
STATE OF WASHINGTON
NOTARY PUBLIC
My Commission Expires 9-6-2009

Sharon R. Anthony
Notary Public in and for the State of Washington,
Residing at MOUNT VERNON
My appointment expires 9/6/2009