



201303060072
Skagit County Auditor

WHEN RECORDED RETURN:

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Filed for Record at Request of
Land Title Company & Escrow
Order No.:145286-OE

FULL RECONVEYANCE

The undersigned as trustee under that certain Deed of Trust, dated FEBRUARY 19 2007 in which JOHN M WELLS, an unmarried individual and MARY L NELSON,an unmarried Is Grantor individual,as Joint Tenants With Right of Survivorship JOHN PEDERSEN AND SHIRLEY PEDERSEN is beneficiary, recorded on MARCH 7 2007 as Auditor's No. 200703070013 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 by said trustee in and to the property described in said Deed of Trust, situated in SKAGIT County, Washington, as follows:

Dated MARCH 6 2013

LAND TITLE & ESCROW COMPANY

By: Bill Ronhaar (Name-Title) Manager
Bill Ronhaar (Trustee)

STATE OF WASHINGTON)ss.
COUNTY OF

STATE OF WASHINGTON)ss.
COUNTY OF SKAGIT

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

On this 6TH day of MARCH 2013
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 AND ESCROW CO
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.

GIVEN under my hand and official seal this
day of

Sharon R. Anthony
Sharon R. Anthony

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

Notary Public in and for the State of Washington,
Residing at MOUNT VERNON
My appointment expires 9/6/2013

