



201608010025

Skagit County Auditor

\$73.00

8/1/2016 Page

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1 8:49AM

When Recorded Return To:
Nationstar Mortgage LLC
C/O Nationwide Title Clearing, Inc.
2100 Alt. 19 North
Palm Harbor, FL 34683

Loan #: 0627012925

DEED OF RECONVEYANCE

WHEREAS, JOSHUA D. SMITH AND JAMIE E. SMITH was the original Trustor, RECONTRUST COMPANY, N.A. was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS DESIGNATED NOMINEE FOR BANK OF AMERICA, N.A, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS under that certain Deed of Trust dated 01/14/2011, in the amount of \$286,117.00, and recorded in SKAGIT County, Washington, under Auditor File # 201102030087.

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, AND IS DESCRIBED AS FOLLOWS: TRACT 3 OF SURVEY RECORDED NOVEMBER 18, 1991, IN VOLUME 12 OF SURVEYS, PAGES 19 AND 20, UNDER AUDITOR'S FILE NO. 9111180093, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF LOTS 1, 2, 3, 19, 20 AND VACATED ALLEY IN BLOCK 32, KELLOGG & FORD'S ADDITION TO ANACORTES, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 41, RECORDS OF SKAGIT COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID BLOCK 32, PLAT OF KELLOGG AND FORD'S ADDITION TO ANACORTES; THENCE NORTH 89 DEGREES 23 MINUTES 48 SECONDS WEST 269.97 FEET ALONG THE SOUTH LINE OF SAID BLOCK 32 TO THE TRUE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 01 MINUTES 56 SECONDS WEST, 100.00 FEET PARALLEL WITH THE EAST LINE OF SAID BLOCK 32; THENCE NORTH 62 DEGREES 49 MINUTES 30 SECONDS EAST, 51.66 FEET; THENCE NORTH 00 DEGREES 01 MINUTES 56 SECONDS WEST, 91.92 FEET TO THE NORTH LINE OF SAID BLOCK 32; THENCE NORTH 89 DEGREES 23 MINUTES 48 SECONDS WEST, 75.97 FEET ALONG SAID NORTH LINE TO THE NORTHWEST CORNER OF SAID BLOCK 32; THENCE SOUTH 00 DEGREES 01 MINUTES 56 SECONDS EAST, 216.00 FEET ALONG THE WEST LINE OF SAID BLOCK 32 TO THE SOUTHWEST CORNER THEREOF; THENCE SOUTH 89 DEGREES 23 MINUTES 48 SECONDS EAST, 30.00 FEET ALONG THE SOUTH LINE OF SAID BLOCK 32 TO THE TRUE POINT OF BEGINNING. PARCEL ID: P57823 AND 3800-032-020-0005 COMMONLY KNOWN AS 2420 37TH ST, ANACORTES, WA 98221 HOWEVER, BY SHOWING THIS ADDRESS NO ADDITIONAL COVERAGE IS PROVIDED.

Parcel ID #: P57823

NATIONWIDE TITLE CLEARING, INC., as successor Trustee under said Deed of Trust and as successor Trustee, having received from the Beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligation(s) secured by the Deed of Trust have been fully satisfied, does hereby grant, bargain, sell and reconvey, unto the parties entitled thereto all right, title and interest which was heretofore acquired by said Trustee under said Deed of Trust.

Dated on 7/25/2016 (MM/DD/YYYY)

NATIONWIDE TITLE CLEARING, INC.

By:

Lauren Zook
VICE PRESIDENT

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me on 7/25/2016 (MM/DD/YYYY), by Lauren Zook as VICE PRESIDENT for NATIONWIDE TITLE CLEARING, INC., who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she is personally known to me.

Cynthia Albano
Cynthia Albano
Notary Public - State of FLORIDA
Commission Expires: 08/01/2016



CYNTHIA ALBANO
NOTARY PUBLIC
STATE OF FLORIDA
Comm# EE221270
Expires 8/1/2016

Document Prepared By: E.Lance/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152

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