



201901090016

01/09/2019 09:58 AM Pages: 1 of 1 Fees: \$99.00  
Skagit County Auditor

When Recorded Return To:  
USAA Federal Savings Bank C/O Nationwide Title Clearing, Inc  
2100 Alt. 19 North  
Palm Harbor, FL 34683  
Loan Number 1801451970

**DEED OF RECONVEYANCE**

WHEREAS, WILLIAM BEARD was the original Trustor, FIRST AMERICAN TITLE INSURANCE COMPANY was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR USAA FEDERAL SAVINGS BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 06/12/2012, in the amount of \$275,000.00, and recorded in SKAGIT County, Washington, under Auditor File # 201206130014.  
LOT: 31, SUB: BAY HILL VILLAGE, RANGE: DIV 1  
Parcel ID #: P95883

NATIONWIDE TITLE CLEARING, INC., as successor Trustee under said Deed of Trust and as successor Trustee, having received from the designated nominee of the present 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 12/31/2018 (MM/DD/YYYY)

NATIONWIDE TITLE CLEARING, INC.

By: Zoe Lee  
Zoe Lee  
VICE PRESIDENT

STATE OF FLORIDA  
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me on 12/31/2018 (MM/DD/YYYY), by Zoe Lee as VICE PRESIDENT of 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/they is (are) personally known to me.

Julie Martens

Julie Martens  
Notary Public - State of FLORIDA  
Commission Expires: 05/22/2022



JULIE MARTENS  
Notary Public - State of Florida  
Commission # GG 221059  
My Comm. Expires: May 22, 2022  
Bonded Through National Notary Assn.

Document Prepared By: Dave LaRose/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152  
NSMRC 405510880 USAA MIN 100105600034230648 MERS PHONE 1-888-679-6377 MERS Mailing  
Address: P.O. Box 2026, Flint, MI 48501-2026 DOCR T281812-08:56:21 [C-2] RCNWA1



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