



**201906100032**

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Skagit County Auditor

PREPARED BY: FIRST AMERICAN MORTGAGE SOLUTIONS  
WHEN RECORDED MAIL TO:  
FIRST AMERICAN MORTGAGE SOLUTIONS  
1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402  
PH. 208-528-9895

## DEED OF RECONVEYANCE

**WASHINGTON**  
COUNTY OF SKAGIT  
LOAN NO.: 0504633262

**RECORD 2ND**



PARCEL NO. P123341

LEGAL DESCRIPTION: LOT 3, ERSBIG BY THE TRACKS

THE UNDERSIGNED, FIRST AMERICAN TITLE INSURANCE COMPANY, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, as Trustee, Successor Trustee, or Substitute Trustee, under that certain Deed of Trust dated DECEMBER 22, 2016, executed by CHRISTOPHER J. HERNANDEZ AND ASHLEY HERNANDEZ, HUSBAND AND WIFE, Trustor, to JUNE GORMAN ON BEHALF OF FLAGSTAR BANK, FSB, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR SKAGIT BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on DECEMBER 28, 2016 as Auditor's File No. 201612280002, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 16888 MAPLEWOOD LN BOW, WA 98232

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR SKAGIT BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the current beneficiary or the nominee of the current beneficiary under said Deed of Trust, a written request to reconvey, reciting that the obligation secured by said Deed of Trust has been fully paid and performed, does hereby grant, bargain, and convey, without any covenant or warranty, express or implied, to the person or persons legally entitled thereto, all of the estate held by the Undersigned in and to said described premises by virtue of said Deed of Trust.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on MAY 30, 2019.

FIRST AMERICAN TITLE INSURANCE COMPANY

  
MARSHA WOODBURY, ASSISTANT  
SECRETARY

POD: 20190517

FS8090112IM - LR - WA



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DOCUMENT 2 of 2  
MIN: 100837000000007002  
MERS PHONE: 1-888-679-6377

STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On MAY 30, 2019, before me, NATALIE FELT, personally appeared MARSHA WOODBURY known to me to be the ASSISTANT SECRETARY of FIRST AMERICAN TITLE INSURANCE COMPANY the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same



NATALIE FELT (COMMISSION EXP. 09/28/2024)

NOTARY PUBLIC

