



202002270051

02/27/2020 10:08 AM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

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.: 0440013570

RECORD 2ND



LEGAL DESCRIPTION: LOT 39, COLONY MTN DEVELOPMENT, A PTN N 1/2 N 1/2, 22-36-3 E W.M.

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 16, 2015, executed by CHRIS A ENGLAND AND ANN L ENGLAND, WHO ACQUIRED TITLE AS CHRIS ENGLAND AND ANN ENGLAND, HUSBAND AND WIFE, Trustor, to WFG LENDER SERVICES, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FIRST CHOICE LOAN SERVICES INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on DECEMBER 24, 2015 as Auditor's File No. 201512240038, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 3164 COLONY MOUNTAIN DR, BOW, WA 98232

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FIRST CHOICE LOAN SERVICES INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the Beneficiary of 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 FEBRUARY 19, 2020.
FIRST AMERICAN TITLE INSURANCE COMPANY

Kiersten Balch
KIERSTEN BALCH, VICE PRESIDENT

POD: 20200123
FS8090112IM - LR - WA



STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On FEBRUARY 19, 2020, before me, CAITLIN BUONO, personally appeared KIERSTEN BALCH known to me to be the VICE PRESIDENT 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.


CAITLIN BUONO (COMMISSION EXP. 03/29/2025)
NOTARY PUBLIC

