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05/01/2020 01:50 PM 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.: 0056949548

RECORD 2ND



PARCEL No. P60005

LEGAL DESCRIPTION: LOT 94 SKYLINE # 10

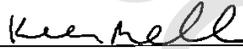
THE UNDERSIGNED, FIRST AMERICAN TITLE INSURANCE COMPANY, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, as Trustee, Successor Trustee, or Substitute Trustee, under that certain Deed of Trust dated MAY 13, 2016, executed by AARON F. THERIOT AND BRANDEE P. THERIOT, HUSBAND AND WIFE, Trustor, to COMMONWEALTH LAND TITLE COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR SUN WEST MORTGAGE COMPANY, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on MAY 20, 2016 as Auditor's File No. 201605200056, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 4306 BRYCE DRIVE, ANACORTES, WA 98221

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR SUN WEST MORTGAGE COMPANY, 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 MAY 26, 2020.

FIRST AMERICAN TITLE INSURANCE COMPANY


KIERSTEN BALCH, VICE PRESIDENT

POD: 20200513
FM80201131M - LR - WA




STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On MAY 26, 2020, before me, VALENTIN SALCEDO, 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.


VALENTIN SALCEDO (COMMISSION EXP. 07/21/2022)
NOTARY PUBLIC

