

**202007060158**07/08/2020 10:20 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.: 0059740175



PARCEL NO. P127293

LEGAL DESCRIPTION: LOT 358 SKAGIT HIGHLANDS DIV. V, PHASE 2, SKAGIT COUNTY

THE UNDERSIGNED, FIRST AMERICAN TITLE INSURANCE COMPANY, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, the Trustee, under that certain Deed of Trust dated MARCH 29, 2016, executed by LISA BENJAMIN, A SINGLE WOMAN, Trustor, to FIRST AMERICAN TITLE, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR LOANSTAR HOME LOANS, LLC, DBA LOANSTAR HOME LENDING, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on APRIL 07, 2016 as Auditor's File No. 201604070074, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 845 PANORAMA RIDGE, MOUNT VERNON, WA 98273

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR LOANSTAR HOME LOANS, LLC, DBA LOANSTAR HOME LENDING, 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 JUNE 29, 2020.

FIRST AMERICAN TITLE INSURANCE COMPANY

  
DEBORAH REIMER, VICE PRESIDENT

POD: 20200616

FM8020113IM - LR - WA



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MIN: 101232000000189627  
MERS PHONE: 1-888-679-6377

STATE OF IDAHO

COUNTY OF BONNEVILLE ) ss.

On JUNE 29, 2020, before me, MELANIE HANSON, personally appeared DEBORAH REIMER 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.

Melanie Hanson  
MELANIE HANSON (COMMISSION EXP. 09/15/2020)  
NOTARY PUBLIC

