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08/17/2020 10:14 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

RECORD 2ND



COUNTY OF SKAGIT
LOAN NO.: 0096655394

PARCEL NO. P124007

LEGAL DESCRIPTION: LOT 24, THE ORCHARDS P.U.D.

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 **SEPTEMBER 01, 2016**, executed by **DAVID SKAROSI AND LESLEY SKAROSI, HUSBAND AND WIFE**, Trustor, to **GUARDIAN NORTHWEST TITLE AND ESCROW**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **ACADEMY MORTGAGE CORPORATION**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **SEPTEMBER 02, 2016** as Auditor's File No. **201609020160**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **4426 ORCHARD AVE, ANACORTES, WA 98221**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **ACADEMY MORTGAGE CORPORATION**, 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 **AUGUST 10, 2020**.

FIRST AMERICAN TITLE INSURANCE COMPANY



TYSON CHRISTENSEN, VICE PRESIDENT

POD: 20200728

FM80201131M - LR - WA



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DOCUMENT 2 of 2

MIN: 100060821000777221
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On AUGUST 10, 2020, before me, **DEBORAH REIMER**, personally appeared **TYSON CHRISTENSEN** 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.


DEBORAH REIMER (COMMISSION EXP. 03/29/2025)
NOTARY PUBLIC

