



202009080087

09/08/2020 10:18 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.: 0027119478

PARCEL NO. P124867

LEGAL DESCRIPTION: LOT 2 OF SKAGIT COUNTY SHORT CARD NO. PL-06-0344 AS APPROVED AUGUST 9, 2006 AND RECORDED AUGUST 11, 2006, UNDER AUDITOR'S FILE NO. 200608110080, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF LOT 1, SKAGIT COUNTY SHORT PLAT NO. 97-0063, A PPROVED FEBRUARY 10, 1998, RECORDED FEBRUARY 11, 1998. IN VOLUME 13 OF SHORT PATLS, PAGES 95 AND 96, UNDER AUDITOR'S FILE NO. 9802110018, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND BEING A PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN;

A NON -EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, AND UTILITIES, OVER SEAVIEW LANE AND PADILLA BAY LANE AS SHOWN ON THE FACE OF SKAGIT COUNTY SHORT PLAT NO. 40-85 AND SKAGIT COUNTY SHORT PLAT NO. 45-89 AND SURVEY RECORDED UNDER AUDITOR'S FILE NO. 8505090031. RECORDED OF SKAGIT COUNTY, WASHINGTON. SITUATE IN SKAGIT COUNTY, WASHINGTON.

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 OCTOBER 23, 2019, executed by BRIAN K LLOYD AND SHANNON M LLOYD, HUSBAND AND WIFE AS JOINT TENANTS., Trustor, to CHICAGO TITLE COMPANY OF WASHINGTON, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR ANGEL OAK MORTGAGE SOLUTIONS LLC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on OCTOBER 28, 2019 as Auditor's File No. 201910280088, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 12812 PADILLA BAY LN, MOUNT VERNON, WA 98273

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR ANGEL OAK MORTGAGE SOLUTIONS LLC, 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.

POD: 20200821

SP8100114IM - LR - WA



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DOCUMENT 2 of 2

MIN: 101301600000489137

MERS PHONE: 1-888-679-6377

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **SEPTEMBER 03, 2020**.
FIRST AMERICAN TITLE INSURANCE COMPANY

Vianca A. Vazquez Rodriguez
**VIANCA A. VAZQUEZ RODRIGUEZ, VICE
PRESIDENT**

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **SEPTEMBER 03, 2020**, before me, **DAYNA JONES**, personally appeared **VIANCA A. VAZQUEZ RODRIGUEZ** 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.

Dayna Jones
DAYNA JONES (COMMISSION EXP. 05/05/2026)
NOTARY PUBLIC

