



**202009090048**

09/09/2020 10:49 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.: 2200299001

*RECORD 2ND*



PARCEL NO. P114152

LEGAL DESCRIPTION: LT. 25, ROCK RIDGE (SURVEY 9812030124)

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 12, 2012, executed by ROBERT V CUMMINGS AND SUSAN A CUMMINGS, HUSBAND AND WIFE, Trustor, to ROUTH, CRABTREE, OLSEN - JAMES MIERSMA, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR U.S. BANK NATIONAL ASSOCIATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on OCTOBER 22, 2012 as Auditor's File No. 201210220203, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 3719 W 12TH STREET, ANACORTES, WA 98221

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR U.S. BANK NATIONAL ASSOCIATION, 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 28, 2020.  
FIRST AMERICAN TITLE INSURANCE COMPANY

  
SEANAE ERIN MORIARTY, VICE PRESIDENT

POD: 20200814  
US8100119IM - LR - WA  




Attached to the Deed of Reconveyance dated August 28, 2020

STATE OF ARIZONA COUNTY OF MARICOPA ) ss.

On AUGUST 28, 2020, before me, MARIA PUNZO, Notary Public, personally appeared SEANAE ERIN MORIARTY, VICE PRESIDENT of FIRST AMERICAN TITLE INSURANCE COMPANY, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be and whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the person, or entity, who they acted on the behalf of, executed the instrument.

  
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MARIA PUNZO (COMMISSION EXP. 05/15/2021)  
NOTARY PUBLIC

