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09/15/2020 10:39 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.: 0824020085

PARCEL NO. P100440

LEGAL DESCRIPTION: LOT 5, VIEW CREST #2

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 **JANUARY 12, 2017**, executed by **JOHN W. HILDENBRAND AND KIMBERLY W. HILDENBRAND, HUSBAND AND WIFE**, Trustor, to **LAND TITLE & ESCROW COMPANY OF SKAGIT COUNTY**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **RANLIFE, INC.**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **JANUARY 13, 2017** as Auditor's File No. **201701130114**, in the Records of the County Auditor's Office for **SKAGIT County, State of WASHINGTON**.

PROPERTY ADDRESS: 1615 E HIGHLAND AVE, MOUNT VERNON, WA 98273

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **RANLIFE, 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 **SEPTEMBER 04, 2020**.
FIRST AMERICAN TITLE INSURANCE COMPANY


ASHLEY RYDALCH, VICE PRESIDENT

POD: 20200820

TM8080115IM - LR - WA



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DOCUMENT 2 of 2

MIN: 100549200002052506
MERS PHONE: 1-888-679-6377

STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On **SEPTEMBER 04, 2020**, before me, **CHRISTY BROWN**, personally appeared **ASHLEY RYDALCH** 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.


CHRISTY BROWN (COMMISSION EXP. 02/13/2021)
NOTARY PUBLIC

