

202012080075

12/08/2020 11:11 AM Pages: 1 of 1 Fees: \$103.50  
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.: 0578851042

*RECORD 2ND*



PARCEL NO. P27145

LEGAL DESCRIPTION: PTN. NW NW 21-34-4

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 22, 2018, executed by TAMMY A ANGUIANO, A SINGLE WOMAN, Trustor, to CHICAGO TITLE COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR BAY EQUITY LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on SEPTEMBER 24, 2018 as Auditor's File No. 201809240055, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 604 N LAVENTURE RD., MOUNT VERNON, WA 98273

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR BAY EQUITY 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.

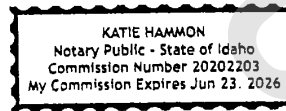
IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on NOVEMBER 25, 2020.  
FIRST AMERICAN TITLE INSURANCE COMPANY

*Valentin Salcedo*  
VALENTIN SALCEDO, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On NOVEMBER 25, 2020, before me, KATIE HAMMON, personally appeared VALENTIN SALCEDO 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.

*Katie Hammon*  
KATIE HAMMON (COMMISSION EXP. 06/23/2026)  
NOTARY PUBLIC



POD: 20201102  
SH8070117IM - LR - WA



Page 1 of 2



DOCUMENT 2 of 2

MIN: 100616600040684673  
MERS PHONE: 1-888-679-6377