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01/11/2021 10:01 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.: 00003000663965

PARCEL NO. P39539

LEGAL DESCRIPTION: SEE ATTACHED LEGAL DESCRIPTION

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 JULY 30, 2008, executed by JENNIFER E FRITSCH AND JARRID ZIMMERMAN, EACH AS THEIR SEPERATE ESTATE, Trustor, to U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, Original Trustee, for the benefit of U.S. BANK NATIONAL ASSOCIATION N.D., Original Beneficiary, and recorded on AUGUST 04, 2008 as Auditor's File No. 200808040173, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 9236 FRUITDALE RD, SEDRO WOOLLEY, WA 98284

WHEREAS, the Undersigned received from U.S. BANK NATIONAL ASSOCIATION N.D., 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 DECEMBER 16, 2020.  
FIRST AMERICAN TITLE INSURANCE COMPANY

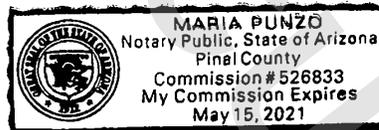
  
SEANAE ERIN MORIARTY, VICE PRESIDENT

STATE OF ARIZONA COUNTY OF MARICOPA ) ss.

On DECEMBER 16, 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.



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



POD: 20201120

US8090119IM - LR - WA



Attached to the Deed of Reconveyance dated December 16, 2020

US8090119IM- 00003000663965

LEGAL DESCRIPTION

Beginning at a point on the South line of the lands conveyed to William Walters by deed recorded in Volume 160 of Deeds, page 500, under Auditor's File No. 274923, records of Skagit County, Washington;

Thence on the West boundary of road a distance of 1,104.8 feet South and a distance of 20 feet West of the Northeast corner of the Northwest Quarter of the Northeast Quarter of said Section 19;

Thence South along the West line of said county road a distance of 140 feet to the true point of beginning of this description;

Thence from said true point of beginning North 89°57' West a distance of 311.0 feet;

Thence South a distance of 60 feet;

Thence South 89°57' East to the West boundary of said county road;

Thence North along the West boundary of said road a distance of 60 feet to the true point of beginning.

Situated in Skagit County, Washington.