

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.: 0579508101

RECORD 2ND

PARCEL NO. 3869-009-029-0002 & 3869-009-030-0009

LEGAL DESCRIPTION: LOTS 29-30, BLOCK 1, CAPE HORN ON THE SKAGIT DIV. 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 14, 2019, executed by GRANT R SIMPSON AND TAMIE SIMPSON, HUSBAND AND WIFE, Trustor, to GUARDIAN NORTHWEST TITLE AND ESCROW, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN PACIFIC MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on JANUARY 16, 2019 as Auditor's File No. 201901160060, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 41740 MOUNTAIN VIEW LN, CONCRETE, WA 98237

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR AMERICAN PACIFIC MORTGAGE CORPORATION, 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 FEBRUARY 10, 2021.
FIRST AMERICAN TITLE INSURANCE COMPANY


KLYDENITTA DAVIS, VICE PRESIDENT

POD: 20210121
SH8070117IM - LR - WA



Page 1 of 2



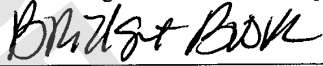
DOCUMENT 2 of 2

MIN: 100279300062393356
MERS PHONE: 1-888-679-6377

STATE OF TEXAS

COUNTY OF DALLAS) ss.

On **FEBRUARY 10, 2021**, before me, **BRIDGET BOOKER**, personally appeared **KLYDENITTA DAVIS** 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.



BRIDGET BOOKER (COMMISSION EXP. 12/29/2024)
NOTARY PUBLIC

