

When Recorded Return To:

LIEN RELEASE DEPT
F0013-012 AU 35101
WELLS FARGO BANK, N.A.
P.O. BOX 14469
DES MOINES, IA 50306-9655



202103180118

03/18/2021 11:22 AM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor



Deed of Reconveyance

WF HOME EQUITY #65174288121998 "MORGAN" Skagit, Washington
WHEREAS WELLS FARGO NATIONAL BANK WEST fka WELLS FARGO FINANCIAL NATIONAL BANK is the present Trustee of record under the following described Deed of Trust:

Trustor: MICHAEL L. MORGAN AND DAWN D. MORGAN

Beneficiary: WELLS FARGO BANK, N.A.

Original Beneficiary: WELLS FARGO BANK, N.A.

Original Trustee: WELLS FARGO FINANCIAL NATIONAL BANK

Dated: 11/19/2004 Recorded: 12/10/2004 in Book/Reel/Liber: N/A Page/Folio: N/A as Instrument No.: 200412100030 In the Records of the County Recorder of Skagit, State of Washington.

Legal: THE EAST 10 ACRES OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 114 OF SECTION 36, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M. EXCEPT THE AS BUILT AND EXISTING ROAD RUNNING ALONG THE SOUTH LINE THEREOF COMMONLY KNOWN AS PETERSON ROAD, SAID ROAD BEING CONVEYED TO THE STATE WASHINGTON BY DEED RECORDED SEPTEMBER 6, 1938 UNDER AUDITOR'S FILE NO. 305470, IN VOLUME 176 OF DEEDS, PAGE 303, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND EXCEPT MINERAL RIGHTS AS RESERVED BY THE STATE OF WASHINGTON BY DEED RECORDED JUNE 4, 1910, IN VOLUME 80 OF DEEDS, PAGE 401, UNDER AUDITOR'S FILE NO. 79718, RECORD OF SKAGIT COUNTY, WASHINGTON, AND ALSO EXCEPT THE FOLLOWING DESCRIBED TRACT: BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF THE COUNTY ROAD ANT THE EAST LI NE OF SAID SUBDIVISION; THENCE WEST ALONG THE CENTERLINE OF SAID COUNTY ROAD, 210 FEET; THENCE NORTH PARALLEL TO SAID EAST LINE OF SAID SUBDIVISION, 622.3 FEET; THENCE EAST PARALLEL TO THE CENTERLINE OF SAID COUNTY ROAD, 210 FEET; THENCE SOUTH ALONG THE EAST LINE OF SAID SUBDIVISION TO THE POINT OF BEGINNING. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, TITLE TO SAID PREMISES IS VESTED IN MICHAEL L. MORGAN AND DAWN D. MORGAN, HUSBAND AND WIFE BY DEED FROM MARY THRAMER, INDIVIDUALLY AND AS PERSONAL REPRESENTATIVE OF THE ESTATE OF WILLIAM J. THRAMER, DECEASED DATED JULY 14, 2004 AND RECORDED 9/22/2004 AS INSTRUMENT NO. 200409220004

Property Address: 17447 PETERSON RD, BURLINGTON, WA 98233546

AND WHEREAS, the above said Deed of Trust has been paid in full;

NOW THEREFORE, the present Trustee having received from the present Beneficiary under said Deed of Trust and the obligations secured thereby a written request to reconvey by reason of the obligations secured by said Deed of Trust,
DOES HEREBY RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate, title and interest now held by it under said Deed of Trust, describing the land therein as more fully described in said Deed of Trust.

By WELLS FARGO NATIONAL BANK WEST fka WELLS FARGO FINANCIAL NATIONAL BANK as Trustee
On March 11th, 2021


CHRISTINE CARDENAS, TITLE OFFICER

