202105110160
05/11/2021 03:51 PM Pages: 1 of 1 Fees: $103.50
Skagit County Auditor, WA

UNOFFICIAL DOCUMENT

When Recorded Return To:

LINDA JENNINGS
CITIZENS ONE HOME LOANS
P.O. BOX 6260
VAM 405
Glen Allen, VA 23058-9962

63053

Deed of Reconveyance

CITIZENS ONE HOME LOANS #:XXXXXX2657 "KUHLMAN" Lender ID:FH2/377367672 Skagit, Washington
MIN #: 100052224021273256 SIS #: 1-888-679-6377

WHEREAS RECONVEYANCE PROFESSIONALS, INC. is the present Trustee of record under the following described Deed of Trust:

Trustor: STEVE KUHLMAN AND SARINA KUHLMAN, HUSBAND AND WIFE
Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS DESIGNATED NOMINEE FOR ALL SQUARE MORTGAGE INC., A WASHINGTON CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS
Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR ALL SQUARE MORTGAGE INC., A WASHINGTON CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS
Original Trustee: CHICAGO TITLE
Dated: 10/25/2016 Recorded: 11/01/2016 in Book/Reel/Liber: N/A Page/Folio: N/A as Instrument No.: 201611010096 in the Records of the County Recorder of Skagit, State of Washington.
Property Address: 17747 BRADSHAW ROAD, MOUNT VERNON, WA 98273-8194

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

NOW THEREFORE, the present Trustee having received from the present nominee for the 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 RECONVEYANCE PROFESSIONALS, INC. as Trustee
On 4/26/2021

James R. Hoagland

DEBBIE RICHARDSON
COMMISSION EXPIRES
NOTARY PUBLIC
03-09-22
STATE OF WASHINGTON

STATE OF WASHINGTON
COUNTY OF SNOHOMISH

04/26/2021
I certify that I know or have satisfactory evidence that **JAMES R HOAGLAND** the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument, an oath stated he is authorized to execute the instrument and acknowledged it as the **SECRETARY OF RECONVEYANCE PROFEESIONALS, INC** that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation for the purposes mentioned in the instrument, and that the seal affixed is the corporate seal of said corporation.

Debbie Richardson
Notary Name: DEBBIE RICHARDSON
Notary Public in and for the State of WASHINGTON
Notary Expires: 3/9/2022

*AM*AMCOMC*03/12/2021 10:38:51 AM* COMC01COMC0000000000300000861935* WASKAGI* XXXXXX2657 WASTATE_TRUST_REI *FG1COMC*