

When Recorded Return To:  
Banner Bank  
C/O Nationwide Title Clearing, LLC  
2100 Alt. 19 North  
Palm Harbor, FL 34683

**DEED OF RECONVEYANCE**

WHEREAS, MARK A VAN LUVEN was the original Trustor, GUARDIAN NW TITLE & ESCROW was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR BANNER BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 10/22/2012, in the amount of \$174,500.00, and recorded in SKAGIT County, Washington, under Auditor File # 201210290246.

PTN. G LOT 2, SECTION 31, TOWNSHIP 35 NORTH, RANGE 2 EAST

Parcel ID # P33263

NATIONWIDE TITLE CLEARING, LLC, as successor Trustee under said Deed of Trust and as successor Trustee, having received from the designated nominee of the present Beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligation(s) secured by the Deed of Trust have been fully satisfied, does hereby grant, bargain, sell and reconvey, unto the parties entitled thereto all right, title and interest which was heretofore acquired by said Trustee under said Deed of Trust.

Dated on 5 / 27 / 2022 (MM/DD/YYYY)

NATIONWIDE TITLE CLEARING, LLC

By: Patrick McCabe  
Patrick McCabe  
VICE PRESIDENT

STATE OF FLORIDA  
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization on 5/27/2022 (MM/DD/YYYY), by Patrick McCabe as VICE PRESIDENT of NATIONWIDE TITLE CLEARING, LLC, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

Karin Chandias  
Karin Chandias  
Notary Public - State of FLORIDA  
Commission Expires: 07/28/2023



KARIN CHANDIAS  
Notary Public - State of Florida  
Commission # GG 359792  
My Comm. Expires Jul 28, 2023  
Bonded through National Notary Assn.

Document Prepared By: Dave LaRose/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152  
BANRC 432453059 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MORTGAGE  
MIN 100167900009233170 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI  
48501-2026 T182205-03:02:45 [C-2] RCNWA1



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