

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

*RECORD 2ND*



PARCEL NO. 35092-2-003-0008

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 **APRIL 22, 2020**, executed by **DEBORAH RIEMAN**, Trustor, to **FIRST AMERICAN TITLE INSURANCE COMPANY**, Original Trustee, for the benefit of **BANK OF AMERICA, N.A.**, Original Beneficiary, and recorded on **APRIL 23, 2020** as Auditor's File No. **202004230030**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **9355 ADAMS DR, CONCRETE, WA 98237**

WHEREAS, the Undersigned received from **BANK OF AMERICA, N.A.**, 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 **JULY 15, 2022**.  
**FIRST AMERICAN TITLE INSURANCE COMPANY**

**MELINDA CODY, VICE PRESIDENT**

POD: 20220708  
BA80501171M - LR - WA



STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On JULY 15, 2022, before me, LISA M. CARTER, personally appeared MELINDA CODY 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.



LISA M. CARTER (COMMISSION EXP. 09/28/2024)  
NOTARY PUBLIC



BA8050117IM – 100364654 – RIEMAN

## LEGAL DESCRIPTION

PARCEL "A":

That portion of the Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of Section 21, Township 35 North, Range 9 East, W.M., described as follows:

Beginning at a point on the East line of said subdivision that is South  $02^{\circ}51'01''$  West of the Northeast corner of the Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  a distance of 367.00 feet continue South  $02^{\circ}51'01''$  West along said East line 376.47 feet.

thence West 585.64 feet;

thence North 376 feet;

thence East 604.36 feet to the point of beginning.

(Also known as Tract 5, Skagit County Short Plat No. 107-75, approved December 31, 1975, and recorded in Volume 1 of Short Plats, page 88, under Auditor's File No. 828832, records of Skagit County, Washington).

Situate in the County of Skagit, State of Washington.

PARCEL "B":

An easement for ingress, egress and utilities being 30 feet on each side of a centerline described as follows:

Beginning at a point which is South  $44^{\circ}40'$  East of the intersection of the North right of way line of State Highway 20 and the West line of the Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  a distance of 880.78 feet,

thence North  $41^{\circ}28'03''$  East a distance of 125.90 feet;

thence on a curve to the left of  $21^{\circ}41'20''$  a distance of 191.19 feet;

thence North a distance of 694.64 feet to the center of a 45 foot radius cul-de-sac,

EXCEPT any portion thereof lying within the main tract described above.

Being a portion of the Southwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  and the Northwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 21, Township 35 North, Range 9 East, W.M.

Situate in the County of Skagit, State of Washington.