

WHEN RECORDED MAIL TO:  
**FIRST AMERICAN MORTGAGE SOLUTIONS**  
1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402  
PH. 208-528-9895

**DEED OF RECONVEYANCE****WASHINGTON****RECORD 2ND**

COUNTY OF SKAGIT

LOAN NO.: 00003000582425

PARCEL No. **P66474**

LEGAL DESCRIPTION: LOT 31 IN BLOCK 6 OF LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 1, AS PER PLAT RECORDED IN VOLUME 5 OF PLATS AT PAGE 37, RECORDS OF SKAGIT COUNTY.

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 **SEPTEMBER 21, 2007**, executed by **DAVID SMITH AND CLAIRE SMITH HUSBAND AND WIFE**, Trustor, to **U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION**, Original Trustee, for the benefit of **U.S. BANK, NATIONAL ASSOCIATION N.D.**, Original Beneficiary, and recorded on **OCTOBER 11, 2007** as Auditor's File No. **200710110058**, in the Records of the County Auditor's Office for **SKAGIT County, State of WASHINGTON**.

PROPERTY ADDRESS: **35199 PHIPPS DR, MOUNT VERNON, WA 98274**

WHEREAS, the Undersigned received from **U.S. BANK, NATIONAL ASSOCIATION N.D.**, 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 **JANUARY 31, 2023**.  
**FIRST AMERICAN TITLE INSURANCE COMPANY**

  
**ADDISON RICE, VICE PRESIDENT**STATE OF **IDAHO** COUNTY OF **BONNEVILLE** ) ss.

On **JANUARY 31, 2023**, before me, **CAMILLE DU PAR**, personally appeared **ADDISON RICE** 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.

  
**CAMILLE DU PAR (COMMISSION EXP. 07/15/2026)**  
NOTARY PUBLIC

POD: 20220928

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