

When Recorded Return To:

Lien Release Dept
M&T Bank
4th Floor - Lien Release Dept.
PO BOX 5178
Buffalo, NY 14240

Deed of Reconveyance

M&T Bank#: 0015026701 "SUAZO," Q01/001 780280091 000000050309103 Skagit, Washington

MIN #: 100050300013555876 SIS #: 1-888-679-6377

WHEREAS Nationwide Title Clearing, LLC. is the present Trustee of record under the following described Deed of Trust:

Trustor: ALEXIS R SUAZO, AN UNMARRIED PERSON AND IRIS A CARIAS, AN UNMARRIED PERSON, EACH AS THEIR SEPARATE ESTATE

Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for ~~X~~, beneficiary of the security instrument, its successors and assigns

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS DESIGNATED NOMINEE FOR M&T BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Original Trustee: FIRST AMERICAN TITLE INSURANCE COMPANY

Dated: 04-26-2013 Recorded: 05-03-2013 as Instrument No. 201305030144, Book/Reel/Liber N/A, Page/Folio N/A In the Records of the County Recorder of Skagit, State of Washington.

Legal: LOT 11, "THE MEADOW-PHASE 1", AS PER PLAT RECORDED IN VOLUME 15 OF PLATS, PAGES 167 THROUGH 172, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Assessor's/Parcel No: 4629-000-011-0000

Property Address: 1207 JUNIPER PL, MOUNT VERNON, WA 98273

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: Nationwide Title Clearing, LLC. as Trustee

* M+T Bank
ZBy: Angela Pavao
Angela Pavao vice PresidentSTATE OF Florida
COUNTY OF Pinellas

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization, this 25 day of APRIL, _____ by Angela Pavao of NFTC a Florida corporation, on behalf of the corporation. He/she is personally known to me or has produced _____ as identification.

WITNESS my hand and official seal,

Julie Martens
JULIE MARTENS
5/22/2026



JULIE MARTENS
NOTARY PUBLIC
STATE OF FLORIDA
COMM# HH 243030
EXPIRES: MAY 22, 2026