

Recording Prepared and Requested by RPI
WHEN RECORDED RETURN TO:

RPI
3710 168th St. NE, Suite B-201
Arlington, WA 98223

Reference: 74983

Reconveyance Professionals Inc.

Full Reconveyance

The undersigned as trustee or successor trustee under that certain Deed of Trust described below :

Grantors(s) : **J & J Artistic Renovations LLC, a Washington limited liability company**

Trustee or Successor Trustee : **Reconveyance Professionals, Inc., Trustee
3710 168th ST NE B201 Arlington, WA, 98223**

Beneficiary : **Magnolia Capital Partners LLC, a Washington limited liability company
12131 113th Ave NE, Suite 201 Kirkland, WA, 98034**

Deed of Trust Date	: 02/11/2022	Loan Number	: 608163
Recorded Date	: 02/16/2022	Re-Recorded Date	:
Auditor's File No.	: 202202160115	Re-Recorded AFN	:
County of	: Skagit	Modified Number	:
State of	: Washington	Volume : Page	: :

Lot Number :
Parcel Number :

Having received from the beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligations secured by the Deed of Trust have been fully satisfied, does hereby reconvey, without warranty, to the person(s) entitled thereto all of the right, title and interest now held by said trustee or successor trustee in and to the property described in said Deed of Trust.

Dated : August 20, 2023

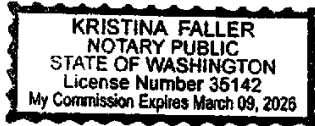
Reconveyance Professionals, Inc., Trustee


By: James R. Hoagland, President


Notary Acknowledgement

State of : Washington
County of : Snohomish

I certify that I know or have satisfactory evidence that JAMES R. HOAGLAND signed this instrument, on oath stated that he was authorized to execute this instrument and acknowledged that as PRESIDENT of RECONVEYANCE PROFESSIONALS, INC. to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.



Dated: August 20, 2023
Witness my hand and official seal,



Notary Name: Kristina Faller
Notary in and for the state of: Washington
Notary Appointment Expires: March 9, 2026