

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.: 0505218265

PARCEL No. 4915-000-192-0000

LEGAL DESCRIPTION: LOT 192, "PLAT OF SKAGIT HIGHLANDS DIVISION V (PHASE 1)," AFN. 200612210067, SKAGIT CO., WA

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 FEBRUARY 21, 2020, executed by JASON AUSTIN AND DONNELL AUSTIN, A MARRIED COUPLE, Trustor, to JUNE GORMAN ON BEHALF OF FLAGSTAR BANK, FSB, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FLAGSTAR BANK, FSB, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on JANUARY 20, 2021 as Auditor's File No. 202101200018, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 5424 EMERALD CT, MOUNT VERNON, WASHINGTON 98273-6011

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FLAGSTAR BANK, FSB, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, 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 NOVEMBER 06, 2023.  
FIRST AMERICAN TITLE INSURANCE COMPANY

TIPHANY JO WILLIAMS, VICE PRESIDENT

POD: 20231026

FS8090112IM - LR - WA



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MIN: 100052550521826551  
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **NOVEMBER 06, 2023**, before me, **TODD SLEIGHT**, personally appeared **TIPHANY JO WILLIAMS** 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.



**TODD SLEIGHT (COMMISSION EXP. 03/24/2029)**  
NOTARY PUBLIC



This document contains electronic signatures.