

Return To:
Valon Mortgage, Inc.
C/O Nationwide Title Clearing, LLC
2100 Alt. 19 North
Palm Harbor, FL 34683

DEED OF RECONVEYANCE

WHEREAS, GRANT R. SIMPSON AND TAMIE SIMPSON was the original Trustor, CHICAGO TITLE COMPANY was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR AMERICAN PACIFIC MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 01/14/2021, in the amount of \$163,500.00, and recorded in SKAGIT County, Washington, under Auditor File # 202101200061.

LOT(S): 29-30 BLOCK: I CAPE HORN ON THE SKAGIT DIV 2

Parcel ID # P63308, P63309

NATIONWIDE TITLE CLEARING, LLC, as successor Trustee under said Deed of Trust and as successor Trustee, having received from the designated nominee of the present Beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligation(s) secured by the Deed of Trust have been fully satisfied, does hereby grant, bargain, sell and reconvey, unto the parties entitled thereto all right, title and interest which was heretofore acquired by said Trustee under said Deed of Trust.

Dated this 05th day of June in the year 2024

NATIONWIDE TITLE CLEARING, LLC

LAUREN ASTLE

LAUREN ASTLE
VICE PRESIDENT

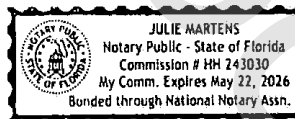
STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 05th day of June in the year 2024, by Lauren Astle as VICE PRESIDENT of NATIONWIDE TITLE CLEARING, LLC, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

JULIE MARTENS

JULIE MARTENS

COMM EXPIRES: 5/22/2026



VALRC 441306443 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MIN
100279300064920305 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI
48501-2026 DOCR T052406-12:16:26 [C-2] ERCNWA1



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