

When Recorded Return To:
U.S. Bank
C/O Nationwide Title Clearing, LLC
2100 Alt. 19 North
Palm Harbor, FL 34683

Loan Number 2300278319

DEED OF RECONVEYANCE

WHEREAS, ABIGAIL J BIEDERMAN, AN UNMARRIED WOMAN was the original Trustor, ROUTH, CRABTREE, OLSEN - JAMES MIERSMA was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR U.S. BANK N.A., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 12/10/2012, in the amount of \$95,520.00, and recorded in SKAGIT County, WASHINGTON, under Auditor File # 201301220309.

LOT 4 COOPER'S ADD DIV NO 1 VOL 15 PGS 197-198

Parcel ID #: 458900-0-004-0003

U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, 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 6th day of August in the year 2024

U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION

By: 
Stevie Kretz
OFFICER

STATE OF KENTUCKY
COUNTY OF DAVIESS

This foregoing instrument was acknowledged before me on this 6th day of August in the year 2024 by Stevie Kretz as OFFICER of U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION. He/she/they is (are) personally known to me.


Katelyn Anderson
Notary Public - State of KENTUCKY
Commission expires: 11/28/2024



USRPD 441738038 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MIN 100021200008621749 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI 48501-2026 T062408-09:52:43 [C-2] ERCNWA1



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