

WHEN RECORDED MAIL TO:
FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402
PH. 208-528-9895

DEED OF RECONVEYANCE

WASHINGTON
COUNTY OF SKAGIT
LOAN NO.: 0006255585

RECORD 2ND



PARCEL No. P75148; P75150; P75153

LEGAL DESCRIPTION: LOTS 1-10, PTN LOTS 11-14, LOTS 22-23, BLK TO, TOWN OF MCMURRAY

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 NOVEMBER 15, 2023, executed by JOHN F SEAL, AN UNMARRIED MAN, AS HIS SEPARATE PROPERTY, Trustor, to OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR EMORTGAGE FUNDING, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on NOVEMBER 20, 2023 as Auditor's File No. 202311200012, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 22920 FRONT ST, MOUNT VERNON, WASHINGTON 98274

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR EMORTGAGE FUNDING, LLC, 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 AUGUST 29, 2024.
FIRST AMERICAN TITLE INSURANCE COMPANY

TIPHANY JO WILLIAMS, VICE PRESIDENT

POD: 20240812
VC8040119IM - LR - WA



STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On AUGUST 29, 2024, 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.