

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

Loan Number 0415799188

DEED OF RECONVEYANCE

WHEREAS, NATHAN SCHWARCK AND JENNY SCHWARCK was the original Trustor, FIRST AMERICAN TITLE COMPANY OF SKAGIT COUNTY was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR AXIA FINANCIAL, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 06/27/2012, in the amount of \$131,000.00, and recorded in SKAGIT County, Washington, under Auditor File # 201207020112.

LOT 39, "SKYLINE NO 11"

Parcel ID # P60053

WELLS FARGO NATIONAL BANK WEST, 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 03rd day of February in the year 2025


WELLS FARGO NATIONAL BANK WEST



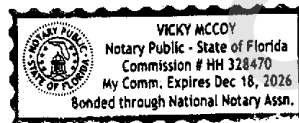
TRACY ROGERS
VICE PRESIDENT LOAN DOCUMENTATION

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 03rd day of February in the year 2025, by Tracy Rogers as VICE PRESIDENT LOAN DOCUMENTATION of WELLS FARGO NATIONAL BANK WEST, who, as such VICE PRESIDENT LOAN DOCUMENTATION being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



VICKY MCCOY
COMM EXPIRES: 12/18/2026



WFHRC 443709149 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MIN
100656412060075902 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI
48501-2026 DOCR T032502-01:42:28 [C-2] ERCNWA1



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