

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.: 0000008308036062



PARCEL NO. P105698

LEGAL DESCRIPTION: LOT 2, CEDAR RIDGE ESTATE DIV No1, VOL 15, PGS 147-152

THE UNDERSIGNED, **FIRST AMERICAN TITLE INSURANCE COMPANY**, located at **1 FIRST AMERICAN WAY, SANTA ANA, CA 92707**, the Trustee, under that certain Deed of Trust dated **MAY 18, 2006**, executed by **JOHN T. COOPER, JULIE S. COOPER, HUSBAND, WIFE**, Trustor, to **FIRST AMERICAN TITLE INSURANCE COMPANY**, Original Trustee, for the benefit of **KEYBANK NATIONAL ASSOCIATION**, Original Beneficiary, and recorded on **JUNE 16, 2006** as Auditor's File No. **200606160097**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **21345 EGRET PL, MOUNT VERNON, WA 98274**

WHEREAS, the Undersigned received from **KEYBANK NATIONAL ASSOCIATION**, 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 **APRIL 22, 2025**.**FIRST AMERICAN TITLE INSURANCE COMPANY****JEFFREY OSGOOD, VICE PRESIDENT**

POD: 20250407

KB8121723IM - LR - WA



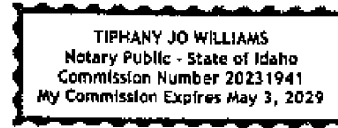
STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On **APRIL 22, 2025**, before me, **TIPHANY JO WILLIAMS**, personally appeared **JEFFREY OSGOOD** 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.



TIPHANY JO WILLIAMS (COMMISSION EXP. 05/03/2029)
NOTARY PUBLIC



This document contains electronic
signatures.