

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.: 0026116707

RECORD 2ND



PARCEL No. P78081

LEGAL DESCRIPTION: LOT 6, "THUNDERBIRD II," AS PER PLAT RECORDED IN VOLUME 10 OF PLATS, PAGES 39 AND 40, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE CITY OF MOUNT VERNON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

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 JULY 24, 2006, executed by MATTHEW J KAUFMAN AND CHERYL A KAUFMAN, HUSBAND AND WIFE, Trustor, to LAND TITLE COMPANY OF SKAGIT COUNTY, Original Trustee, for the benefit of AMERICAN GENERAL FINANCIAL SERVICES, Original Beneficiary, and recorded on JULY 25, 2006 as Auditor's File No. 200607250098, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 3420 MOHAWK DRIVE, MOUNT VERNON, WASHINGTON 98273

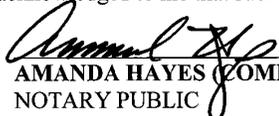
WHEREAS, the Undersigned received from ONYX BAY TRUST, the Beneficiary of said Deed of Trust, a written request to reconvey, reciting that the obligation secured by said Deed of Trust has been fully paid and performed, does hereby grant, bargain, and convey, without any covenant or warranty, express 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.

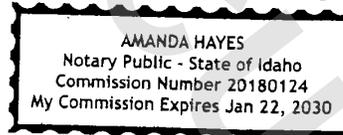
IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on MAY 07, 2025.
FIRST AMERICAN TITLE INSURANCE COMPANY


DANIEL FRONGNER, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On MAY 07, 2025, before me, AMANDA HAYES, personally appeared DANIEL FRONGNER 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.


AMANDA HAYES (COMMISSION EXP. 01/22/2030)
NOTARY PUBLIC



POD: 20250410
SP8100114IM - LR - WA