

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.: 0500684299

**RECORD 2ND**

PARCEL NO. P71704

LEGAL DESCRIPTION: LOTS 1-3, BLK 61, AM. BURL

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 AUGUST 04, 2005, executed by MIGUEL QUEZADA A MARRIED MAN, AS HIS SOLE & SEPARATE PROPERTY, Trustor, to JOAN H. ANDERSON, EVP ON BEHALF OF FLAGSTAR BANK, FSB, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on AUGUST 08, 2005 as Auditor's File No. 200508080006, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 830 VERNON AVENUE, BURLINGTON, WASHINGTON 98233

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR UNITED MORTGAGE CORPORATION OF AMERICA, 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 MAY 22, 2025.

FIRST AMERICAN TITLE INSURANCE COMPANY

  
REBECCA HIGLEY, VICE PRESIDENT

POD: 20250513

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MIN: 100052550068429900  
MERS PHONE: 1-888-679-6377

STATE OF IDAHO

COUNTY OF BONNEVILLE ) ss.

On MAY 22, 2025, before me, BRANDY JOHNSON, personally appeared REBECCA HIGLEY 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.

  
BRANDY JOHNSON (COMMISSION EXP. 03/08/2029)  
NOTARY PUBLIC

