

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

RECORD 2ND



PARCEL No. **P124240**

LEGAL DESCRIPTION: LOT 20 SKAGIT HIGHLANDS, DIVISION II A PLANNED UNIT DEVELOPMENT, APPROVED APRIL 3, 2006 AND RECORDED ON APRIL 4, 2006 UNDER AUDITORS FILE NO. 200604040052, RECORDS OF SKAGIT COUNTY, 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 MARCH 31, 2025, executed by JESSICA M MORELAND, CARL E MORELAND JR, CARL E. MORELAND JR TRUSTEE OF THE CARL E. MORELAND JR. AND JESSICA M. MORELAND TRUST DATED DECEMBER 3, 2015 AND ALL AMENDMENTS THERETO, JESSICA M. MORELAND TRUSTEE OF THE CARL E. MORELAND JR. AND JESSICA M. MORELAND TRUST DATED DECEMBER 3, 2015 AND ALL AMENDMENTS THERETO, Trustor, to FIRST AMERICAN TITLE INSURANCE COMPANY, Original Trustee, for the benefit of BANK OF AMERICA, NA, Original Beneficiary, and recorded on APRIL 10, 2025 as Auditor's File No. 202504100006, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 4702 MOUNT BAKER LOOP, MOUNT VERNON, WASHINGTON 98273

WHEREAS, the Undersigned received from BANK OF AMERICA, NA, 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 05, 2025.

FIRST AMERICAN TITLE INSURANCE COMPANY

TIPHANY JO WILLIAMS, VICE PRESIDENT

POD: 20250723
BA8050117IM - LR - WA

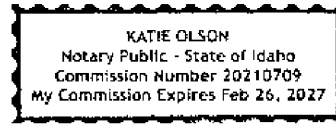


STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On AUGUST 05, 2025, before me, KATIE OLSON, 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.



KATIE OLSON (COMMISSION EXP. 02/26/2027)
NOTARY PUBLIC



This document contains electronic
signatures.