

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

Loan Number 0706853173

DEED OF RECONVEYANCE

WHEREAS, DIANA A GRAU AND ERNEST M GRAU III was the original Trustor, LAND TITLE & ESCROW OF SKAGIT was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR BROKER SOLUTIONS, INC. DBA NEW AMERICAN FUNDING, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 11/19/2019, in the amount of \$246,800.00, and recorded in SKAGIT County, Washington, under Auditor File # 201911250071.

LOT 11, SANDALWOOD & PTN NE 1/4, 17-34-4 E W.M.

Parcel ID # P80210

NATIONWIDE TITLE CLEARING, LLC, 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 29th day of August in the year 2025

NATIONWIDE TITLE CLEARING, LLC

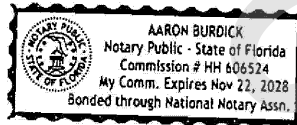
ALAN BAKER
VICE PRESIDENT

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 29th day of August in the year 2025, by Alan Baker as VICE PRESIDENT of NATIONWIDE TITLE CLEARING, LLC, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

AARON BURDICK

COMM EXPIRES: 11/22/2028



NSMRC 446810157 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MRC MIN
100376303001663485 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI
48501-2026 DOCR T292508-12:42:39 [C-2] ERCNWA1



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