

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

Loan Number 0197323439

DEED OF RECONVEYANCE

WHEREAS, ROBERT TROXCLAIR AND CRISTA TROXCLAIR was the original Trustor, QUALITY LOAN SERVICING was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR EMORTGAGE FUNDING LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 02/06/2025, in the amount of \$296,800.00, and recorded in SKAGIT County, Washington, under Auditor File # 202502110011.

LOT 9, "PLAT OF PRAIRIE ESTATES," AS PER PLAT RECORDED IN VOLUME 13 OF PLATS, PAGES 84 AND 85, RECORDS OF SKAGIT COUNTY, WASHINGTON

Parcel ID # P62953

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 16th day of September in the year 2025

NATIONWIDE TITLE CLEARING, LLC



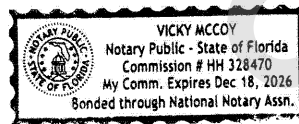
SUSAN HICKS
VICE PRESIDENT

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 16th day of September in the year 2025, by Susan Hicks 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.



VICKY MCCOY
COMM EXPIRES: 12/18/2026



CENRC 446867799 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) UNITED WHOLESALE MOR MIN 101563100000462740 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI 48501-2026 DOCR T162509-12:20:42 [C-2] ERCNWA1



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