

WHEN RECORDED MAIL TO:  
FIRST AMERICAN MORTGAGE SOLUTIONS  
1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402  
PH. 208-528-9895

**DEED OF RECONVEYANCE**

**WASHINGTON**

*RECORD 2ND*



COUNTY OF SKAGIT

LOAN NO.: 0166991307

PARCEL NO. P78131

LEGAL DESCRIPTION: LOT 9, BEL-AIR MANOR THIRD ADD

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 APRIL 01, 2024, executed by TRISTEN PICCIRILLI, AN UNMARRIED PERSON AND JESSICA WEBB, AN UNMARRIED PERSON, Trustor, to GUARDIAN NORTHWEST TITLE & ESCROW COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR MOVEMENT MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on APRIL 03, 2024 as Auditor's File No. 202404030031, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 1126 N. VIEWMONT DR., MOUNT VERNON, WASHINGTON 98273

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR MOVEMENT MORTGAGE, LLC, 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 SEPTEMBER 23, 2025.  
FIRST AMERICAN TITLE INSURANCE COMPANY

TODD SLEIGHT, VICE PRESIDENT

POD: 20250912

FM80201131M - LR - WA

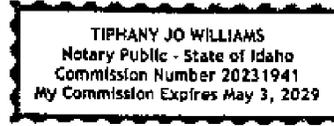


STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **SEPTEMBER 23, 2025**, before me, **TIPHANY JO WILLIAMS**, personally appeared **TODD SLEIGHT** 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.

*Tiphany Jo Williams*

**TIPHANY JO WILLIAMS (COMMISSION EXP. 05/03/2029)**  
NOTARY PUBLIC



This document contains electronic signatures.