

When Recorded Return To:

Lien Release Dept
M&T Bank
7th Floor - Lien Release Dept.
PO BOX 5178
Buffalo, NY 14240**Deed of Reconveyance**

M&T Bank#: 0094011210 "SALVATORE," 465/366 0232446273 0179563440 Skagit, Washington

MIN #:10145610000685985 MERS Corporate Phone Number: 1-888-679-6377

WHEREAS Nationwide Title Clearing, LLC. is the present Trustee of record under the following described Deed of Trust:

Trustor: SHANE SALVATORE, AN UNMARRIED PERSON

Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for X beneficiary of the security instrument, its successors and assigns

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS DESIGNATED NOMINEE FOR STRONG HOME MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Original Trustee: FIDELITY NATIONAL TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION

Dated: 05-20-2022 Recorded: 05-20-2022 as Instrument No. 202205200104, Book/Reel/Liber N/A, Page/Folio N/A In the Records of the County Recorder of Skagit, State of Washington.

Legal: See Exhibit "A" Attached Hereto And By This Reference Made A Part Hereof

Assessor's/Parcel No: P58097/3807-017-008-0005

Property Address: 807 24TH STREET, ANACORTES, WA 98221

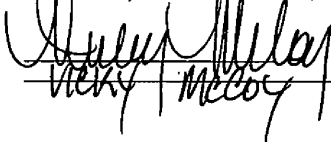
AND WHEREAS, the above said Deed of Trust has been paid in full;

NOW THEREFORE, the present Trustee having received from the present nominee for the Beneficiary under said Deed of Trust and the obligations secured thereby a written request to reconvey by reason of the obligations secured by said Deed of Trust,

DOES HEREBY RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate, title and interest now held by it under said Deed of Trust, describing the land therein as more fully described in said Deed of Trust.

By: Nationwide Title Clearing, LLC. as Trustee
On 9/30/2025* Strong Home
Mortgage, LLC.By: LAUREN ASTLE VPSTATE OF Florida
COUNTY OF PINEHILLSThe foregoing instrument was acknowledged before me by means of physical presence or [] online notarization, this 30 day of September 2025 by Lauren Astle VP of NTC a FLORIDA corporation, on behalf of the corporation. He/she is personally known to me or has produced _____ as identification.

WITNESS my hand and official seal,


Vicky McCoyVICKY MCCOY
NOTARY PUBLIC
STATE OF FLORIDA
COMM# HH 328470
EXPIRES: 12/18/2026

Deed of Reconveyance Page 2 of 2

Exhibit A

Closing Date: May 20, 2022**Buyer(s):** Shane Salvatore**Property Address:** 807 24th Street, Anacortes, WA 98221**PROPERTY DESCRIPTION:**

That portion of Lots 7 and 8, Block 17, Nelson's Addition to Anacortes, Wash., as per plat recorded in Volume 2 of Plats, page 102, records of Skagit County, Washington, described as follows:

Beginning in the Northwest corner of said Lot 7;
thence North 89 degrees 59'34" East, 32.02 feet;
thence South 0 degrees 00'54" East, 81.52 feet;
thence South 89 degrees 59'36" West, 10.89 feet;
thence South 00 degrees 01'01" East, 18.43 feet;
thence South 89 degrees 59'36" West, 21.12 feet;
thence North 00 degrees 01'01" West, 99.95 feet to the POINT OF BEGINNING.

Situate in the City of Anacortes, County of Skagit, State of Washington.