

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.: 8501410547

PARCEL No. P117102

LEGAL DESCRIPTION: LT. 67, TINAS COMA, SKAGIT COUNTY, WA

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 **JULY 17, 2019**, executed by **EUGENE V DE GUZMAN AND MARY GRACE A. SANTOS, A MARRIED COUPLE**, Trustor, to **CHICAGO TITLE COMPANY OF WASHINGTON**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **DESIGNATED NOMINEE FOR UMPQUA BANK, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS**, Original Beneficiary, and recorded on **JULY 23, 2019** as Auditor's File No. **201907230038**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **1064 BURLINGTON HEIGHTS DR, BURLINGTON, WASHINGTON 98233**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **DESIGNATED NOMINEE FOR UMPQUA BANK, 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 **OCTOBER 29, 2025**.
FIRST AMERICAN TITLE INSURANCE COMPANY

TIPHANY JO WILLIAMS, VICE PRESIDENT

POD: 20251020

UB8011224IM - LR - WA



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MIN: 100045810002716642
MERS PHONE: 1-888-679-6377

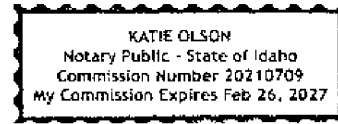
STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On **OCTOBER 29, 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.