

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

## DEED OF RECONVEYANCE

**WASHINGTON**  
 COUNTY OF SKAGIT  
 LOAN NO.: 8501539566

**RECORD 2ND**



**PARCEL NO. P126265**

**LEGAL DESCRIPTION: LT 210, PLT OF CEDAR HEIGHTS PUD 1 PHASE 2**

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 11, 2022**, executed by **SALVADOR CISNEROS AND MAYRA CISNEROS, 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 15, 2022** as Auditor's File No. **202207150040**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

**PROPERTY ADDRESS: 4509 SKYLERS ALY, MOUNT VERNON, WASHINGTON 98274-3015**

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 **DECEMBER 05, 2025**.  
**FIRST AMERICAN TITLE INSURANCE COMPANY**

**TIPHANY JO WILLIAMS, VICE PRESIDENT**

**POD: 20251117**  
**UB8011224IM - LR - WA**



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**MIN: 100045810003998363**  
**MERS PHONE: 1-888-679-6377**

STATE OF **IDAHO**

COUNTY OF **BONNEVILLE** ) ss.

On **DECEMBER 05, 2025**, before me, **ASHLEY GITTINS**, 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.



**ASHLEY GITTINS (COMMISSION EXP. 03/29/2031)**  
NOTARY PUBLIC



This document contains electronic  
signatures.

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