

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.: 0000006025336333

PARCEL No. P126708

LEGAL DESCRIPTION: LOT(S) 1, THE WOODS AT SUNSET COVE

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 MARCH 12, 2024, executed by BARBARA A. SELFRIDGE, A MARRIED WOMAN AS HER SEPARATE ESTATE, Trustor, to CHICAGO TITLE INSURANCE COMPANY, Original Trustee, for the benefit of KEYBANK NATIONAL ASSOCIATION, Original Beneficiary, and recorded on MARCH 18, 2024 as Auditor's File No. 202403180026, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 2712 COHO LN, ANACORTES, WASHINGTON 98221

WHEREAS, the Undersigned received from KEYBANK NATIONAL ASSOCIATION, 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 FEBRUARY 18, 2026.  
FIRST AMERICAN TITLE INSURANCE COMPANY

AMY COLVIN, VICE PRESIDENT

POD: 20260204

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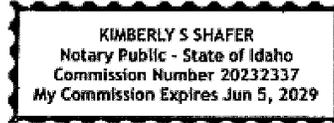


STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **FEBRUARY 18, 2026**, before me, **KIMBERLY S. SHAFER**, personally appeared **AMY COLVIN** 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.

*Kimberly S Shafer*

**KIMBERLY S. SHAFER (COMMISSION EXP. 06/05/2029)**  
NOTARY PUBLIC



This document contains electronic signatures.