

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.: 8501433779

PARCEL NO. P49092

LEGAL DESCRIPTION: SECTION 8, TOWNSHIP 36 NORTH, RANGE 4 EAST - NE SW (AKA LOT 1, SHORT CARD NO. PL18-0297)

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 FEBRUARY 11, 2020, executed by JAMES D WILKINSON AND SHIRLEY L WILKINSON, A MARRIED COUPLE, Trustor, to GAURDIAN NORTHWEST TITLE & ESCROW COMPANY, 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 FEBRUARY 14, 2020 as Auditor's File No. 202002140038, in the Records of the County Auditor's Office for SKAGIT County, State of WASHINGTON.

PROPERTY ADDRESS: 1377 ALGER CAIN LAKE RD, SEDRO WOOLLEY, WASHINGTON 98284

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 MAY 14, 2026.

FIRST AMERICAN TITLE INSURANCE COMPANY

SIERRA C. PREATOR, VICE PRESIDENT

POD: 20260505

UB8011224IM - LR - WA



STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On MAY 14, 2026, before me, JEFFREY OSGOOD, personally appeared SIERRA C. PREATOR 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.



JEFFREY OSGOOD (COMMISSION EXP. 05/25/2029)  
NOTARY PUBLIC



This document contains electronic signatures.