

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.: 0172883126

PARCEL NO. P58245

LEGAL DESCRIPTION: PTN LOT 16-18, BLK. 1113, N.P. ADD. TO ANAC (AKA LOT 8, SURVEY#200406290201).

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 **OCTOBER 05, 2012**, executed by **TODD J RAABE AND ELIZABETH J RIVAS, HUSBAND AND WIFE**, Trustor, to **LAND TITLE**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR BANK OF THE PACIFIC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **OCTOBER 15, 2012** as Auditor's File No. **201210050173**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **3710 WEST 7TH STREET, ANACORTES, WASHINGTON 98221-1273**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR BANK OF THE PACIFIC, 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 **JUNE 29, 2026**.**FIRST AMERICAN TITLE INSURANCE COMPANY**

JTP

JARED THOMAS PETT, VICE PRESIDENT

POD: 20260618

FM80201131M - LR - WA



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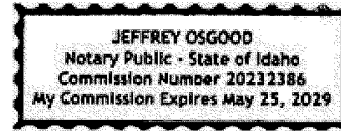
MIN: 100164301000213449
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **JUNE 29, 2026**, before me, **JEFFREY OSGOOD**, personally appeared **JARED THOMAS PETT** 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.