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06/21/2019 08:32 AM Pages: 1 of 1 Fees: \$99.00
Skagit County Auditor

PREPARED BY: FIRST AMERICAN MORTGAGE SOLUTIONS
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.: 0102949948

PARCEL NO. P118990

LEGAL DESCRIPTION: (0.1400 AC) JASMINE PLACE A#200202280026, LOT 32, ACRES 0.14

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 **DECEMBER 29, 2017**, executed by **JULIE A BAUN, SINGLE WOMAN**, Trustor, to **GUADIAN NW TITLE**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **WOLFE FINANCIAL, INC.**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **DECEMBER 29, 2017** as Auditor's File No. **201712290115**, in the Records of the County Auditor's Office for **SKAGIT County, State of WASHINGTON**.

PROPERTY ADDRESS: **2315 EARL CT, MOUNT VERNON, WA 98273**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR **WOLFE FINANCIAL, INC.**, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the current beneficiary or the nominee of the current beneficiary under 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 14, 2019**.

FIRST AMERICAN TITLE INSURANCE COMPANY

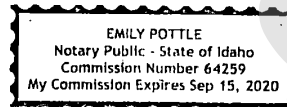
LISA M. CARTER, ASSISTANT SECRETARY

STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On **JUNE 14, 2019**, before me, **EMILY POTTLE**, personally appeared **LISA M. CARTER** known to me to be the **ASSISTANT SECRETARY** 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

EMILY POTTLE (COMMISSION EXP. 09/15/2020)
NOTARY PUBLIC



POD: 20190605

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MIN: 100789400037514111
MERS PHONE: 1-888-679-6377