



00007779202100009240020027

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

DEED OF RECONVEYANCE

RECORD 2ND

WASHINGTON

COUNTY OF SKAMANIA

LOAN NO.: 0031802069



PARCEL NO. 02-05-20-0-0-0202-00

LEGAL DESCRIPTION: LOT 1 WEST FORK ESTATE Bk 2/PG 163

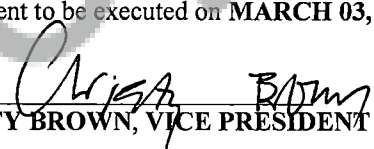
THE UNDERSIGNED, FIRST AMERICAN TITLE INSURANCE COMPANY, located at 1 FIRST AMERICAN WAY, SANTA ANA, CA 92707, as Trustee, Successor Trustee, or Substitute Trustee, under that certain Deed of Trust dated JANUARY 25, 2016, executed by TIMMY J SHEPPARD AND MARY T SHEPPARD, HUSBAND AND WIFE, Trustor, to VANTAGE POINT TITLE, INC, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR R M K FINANCIAL CORP. D/B/A MAJESTIC HOME LOAN, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on FEBRUARY 02, 2016 as Auditor's File No. 2016000224, in the Records of the County Auditor's Office for SKAMANIA County, State of WASHINGTON.

PROPERTY ADDRESS: 1411 MATHEWS ROAD, WASHOUGAL, WA 98671

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR R M K FINANCIAL CORP. D/B/A MAJESTIC HOME LOAN, 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 MARCH 03, 2021.

FIRST AMERICAN TITLE INSURANCE COMPANY


CHRISTY BROWN, VICE PRESIDENT

POD: 20210208

TM8080115IM - LR - WA



Page 1 of 2



DOCUMENT 2 of 2

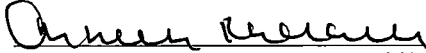
MIN: 100584300311221507

MERS PHONE: 1-888-679-6377

STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On MARCH 03, 2021, before me, **ASHLEY RYDALCH**, personally appeared **CHRISTY BROWN** 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 RYDALCH (COMMISSION EXP. 03/29/2025)

NOTARY PUBLIC

