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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.: 0440441740



PARCEL NO. 03 08 21 2 0 2901 00

LEGAL DESCRIPTION: LOT 6, SUBDIVISION OF ROSENBACH'S CORNER

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 SEPTEMBER 24, 2018, executed by MEGAN TEMPLER, AS HER SEPARATE ESTATE, AND AUSTIN PHILIP SNOW, AS HIS SEPARATE ESTATE, Trustor, to NEXTITLE, A TITLE AND ESCROW CO., Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FIRST GUARANTY MORTGAGE CORPORATION DBA GOODMORTGAGE.COM, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on OCTOBER 01, 2018 as Auditor's File No. 2018001985, in the Records of the County Auditor's Office for SKAMANIA County, State of WASHINGTON.

PROPERTY ADDRESS: 12 ROSENBACH LANE, CARSON, WA 98610

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR FIRST GUARANTY MORTGAGE CORPORATION DBA GOODMORTGAGE.COM, 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 24, 2021.

FIRST AMERICAN TITLE INSURANCE COMPANY


MELANIE HANSON, VICE PRESIDENT

POD: 20210407

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MIN: 100031400002572348
MERS PHONE: 1-888-679-6377

STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On MAY 24, 2021, before me, DEBORAH REIMER, personally appeared MELANIE HANSON 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.


DEBORAH REIMER (COMMISSION EXP. 03/29/2025)
NOTARY PUBLIC

