

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



PARCEL NO. 02-07-20-0-0-0303-00

LEGAL DESCRIPTION: LOT 3 OF LAKESHORE ESTATE SHORT PLAT, RECORDED IN BOOK T OF SHORT PLATS, PAGE 111, SKAMANIA COUNTY RECORDS.

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 JULY 12, 2019, executed by MARK R FARRELL AND SUSAN K FARRELL, HUSBAND AND WIFE, Trustor, to COLUMBIA GORGE TITLE, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR AXIA FINANCIAL, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on JULY 17, 2019 as Auditor's File No. 2019-001232, in the Records of the County Auditor's Office for SKAMANIA County, State of WASHINGTON.

PROPERTY ADDRESS: 2731 SHELLY LANE, NORTH BONNEVILLE, WA 98639

WHEREAS, the Undersigned received from MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR AXIA FINANCIAL, LLC, 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 07, 2021.  
FIRST AMERICAN TITLE INSURANCE COMPANY

  
MELANIE HANSON, VICE PRESIDENT

POD: 20210525  
SL8120112IM - LR - WA  




STATE OF IDAHO

COUNTY OF BONNEVILLE ) ss.

On JUNE 07, 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

