

Skamania County, WA
Total: \$203.50 Pgs=1
RECON
Request of: FIRST AMERICAN MORTGAGE SOLUTIONS
eRecorded by: Simplifile

2022-000245

02/03/2022 08:41 AM

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

DEED OF RECONVEYANCE

WASHINGTON
COUNTY OF SKAMANIA

RECORD 2ND



PARCEL NO. 03-08-17-4-0-0907-00

LEGAL DESCRIPTION: LOT 7 EMERALD ESTATES SUBDIVISION REFER TO THE PRELIM

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 23, 2002, executed by CHRISTINA M. NICHOLS, AND DAVID E. NICHOLS, WIFE AND HUSBAND, Trustor, to SKAMANIA COUNTY TITLE COMPANY, Original Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR AMERICA'S WHOLESALE LENDER, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on SEPTEMBER 30, 2002 in Volume 229, at Page 896, as Auditor's File No. 146054, in the Records of the County Auditor's Office for SKAMANIA County, State of WASHINGTON.

PROPERTY ADDRESS: 72 EMERALD DRIVE, CARSON, WA 98610

WHEREAS, the Undersigned received from BANK OF AMERICA, N.A., 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.

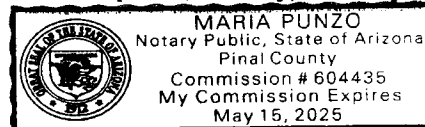
IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on JANUARY 24, 2022.
FIRST AMERICAN TITLE INSURANCE COMPANY

ARIEL GERARDO MORAN, VICE PRESIDENT

STATE OF ARIZONA COUNTY OF PINAL) ss.

On JANUARY 24, 2022, before me, MARIA PUNZO, Notary Public, personally appeared ARIEL GERARDO MORAN, VICE PRESIDENT of FIRST AMERICAN TITLE INSURANCE COMPANY, whose identity was proven to me on the basis of satisfactory evidence to be the person who he or she claims to be and whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signature on the instrument the person, or entity, who they acted on the behalf of, executed the instrument.

MARIA PUNZO (COMMISSION EXP. 05/15/2025)
NOTARY PUBLIC



POD: 20220115
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MIN: 100015700016302032
MERS PHONE: 1-888-679-6377