

Skamania County, WA
Total: \$204.50 Pgs=2
RECON
Request of: NATIONWIDE TITLE CLEARING, LLC
eRecorded by: Simplifile

2022-000294

02/14/2022 09:20 AM

When Recorded Return To:

Lien Release Dept
M&T Bank
4th Floor - Lien Release Dept.
PO BOX 5178
Buffalo, NY 14240

Deed of Reconveyance

M&T Bank#: 4001292251 "MCKEON," S07/002 4026181315 7980501362 304960213 Skamania, Washington

MIN #:100392411208682248 SIS #: 1-888-679-6377

WHEREAS Nationwide Title Clearing, LLC. is the present Trustee of record under the following described Deed of Trust:

Trustor: SCOTT L MCKEON, A SINGLE MAN
Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for ~~SC~~ beneficiary of the security instrument, its successors and assigns

Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS DESIGNATED NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Original Trustee: COLUMBIA GORGE TITLE

Dated: 06-07-2021 Recorded: 06-21-2021 as Instrument No. 2021-002188, Book/Reel/Liber N/A, Page/Folio N/A in the Records of the County Recorder of Skamania, State of Washington.

Legal: See Exhibit "A" Attached Hereto And By This Reference Made A Part Hereof

Assessor's/Parcel No: 96000103000000

Property Address: 103 NORTHWOODS, COUGAR, WA 98616

AND WHEREAS, the above said Deed of Trust has been paid in full;

NOW THEREFORE, the present Trustee having received from the present nominee for the Beneficiary under said Deed of Trust and the obligations secured thereby a written request to reconvey by reason of the obligations secured by said Deed of Trust,

DOES HEREBY RECONVEY, without warranty, to the person or persons legally entitled thereto, the estate, title and interest now held by it under said Deed of Trust, describing the land therein as more fully described in said Deed of Trust.

By: Nationwide Title Clearing, LLC. as Trustee
On 2-10-22

By: M. Denney
Melissa Denney, VP

STATE OF Florida
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 10 day of FEBRUARY, 2022 by MELISSA DENNEY of NTC, a FLORIDA corporation, on behalf of the corporation. He/she is personally known to me or has produced _____ as identification.

WITNESS my hand and official seal,

Aaron Burdick
Aaron Burdick



AARON BURDICK
NOTARY PUBLIC
STATE OF FLORIDA
COMM# HH 066179
EXPIRES: 11/22/2024

* Fairway Independent
MORTgage Corporation

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EXHIBIT "A"

Cabin 103, as shown on the Plat and Survey entitled Recorded for Survey for Water Front Recreation, Inc., dated May 16, 1974, on file and record under Auditors File No. 77523, at Page 449, of Book J of Miscellaneous Records of Skamania County, Washington; TOGETHER with an appurtenant easement as established in writing in said plat, for the joint use of the area shown as roadways on the plat.

SUBJECT to reservation by the United States of America in approved selection list number 259 dated March 4, 1953, and recorded September 4, 1953, at Page 23 of Book 52 of Deeds, under Auditors File No. 62114, records of Skamania County as follows:

"... the provisions, reservations, conditions, and limitations of Section 24, Federal Power Act of June 10, 1920, as amended... and the prior right of the United States, its licensees and permittees to use for power purposes that part within Power Projects No. 2071, 2111, and 264."