

When Recorded Return To:

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PO BOX 5178
Buffalo, NY 14240

Skamania County, WA

Total: \$303.50 Pgs=1

RECON

Request of: NATIONWIDE TITLE CLEARING, LLC

eRecorded by: Simplifile

2024-001790

12/09/2024 02:30 PM

Deed of Reconveyance

M&T Bank#: 0105737464 "HELMS" S43/450 0231327935 0680624848 1521187405 Skamania, Washington

MIN #:100337010000107483 MERS Corporate Phone Number: 1-888-679-6377

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

Trustor: STEVEN HELMS AND MARY HELMS, HUSBAND AND WIFE

Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), as designated nominee for ~~X~~, beneficiary of the security instrument, its successors and assigns

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

Original Trustee: BISHOP, WHITE, MARSHALL & WEIBEL, P.S.

Dated: 11-23-2021 Recorded: 11-29-2021 as Instrument No. 2021-003920, Book/Reel/Liber N/A, Page/Folio N/A In the Records of the County Recorder of Skamania, State of Washington.

Legal: LOT 23 HAMILTON ISLAND PUD, ACCORDING TO THE RECORDED PLAT THEREOF, RECORDED IN AUDITOR'S FILE NO. 2006161510, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON.

Assessor's/Parcel No: 02072912022300

Property Address: 1223 ISLAND WAY, NORTH BONNEVILLE, WA 98639

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 12/05/2024

By: LAUREN ASTLE VP

* Access Capital
Group, Inc
DD

STATE OF Florida

COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 5th day of DECEMBER, 2024 by LAUREN ASTLE 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 606524
EXPIRES: NOV 22, 2028