

Skamania County, WA
Total: \$304.50 Pgs=2
RECON
Request of: FIRST AMERICAN MORTGAGE SOLUTIONS
eRecorded by: Simplifile

2025-000066

01/14/2025 09:15 AM

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

DEED OF RECONVEYANCE

WASHINGTON

RECORD 2ND

COUNTY OF SKAMANIA

LOAN NO.: 1005275360



PARCEL No. 03082600051300

LEGAL DESCRIPTION: LOT 3 BARNES # 5 Bk 2 /Pg 196

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 **NOVEMBER 02, 2023**, executed by **SARAH M. HARTWELL AND MARK D. HARTWELL WIFE AND HUSBAND**, Trustor, to **SCOTT R. VALBY**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR CORNERSTONE HOME LENDING, A DIVISION OF CORNERSTONE CAPITAL BANK, SSB, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **NOVEMBER 06, 2023** as Auditor's File No. **2023-001625**, in the Records of the County Auditor's Office for **SKAMANIA** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **42 E VIEWPOINT RD, STEVENSON, WASHINGTON 98648**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR CORNERSTONE HOME LENDING, A DIVISION OF CORNERSTONE CAPITAL BANK, SSB, 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 **JANUARY 14, 2025**.
FIRST AMERICAN TITLE INSURANCE COMPANY

JEFFREY OSGOOD, VICE PRESIDENT

POD: 20250106

CL8020122IM - LR - WA



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DOCUMENT 2 of 2

MIN: 100177011100081555
MERS PHONE: 1-888-679-6377

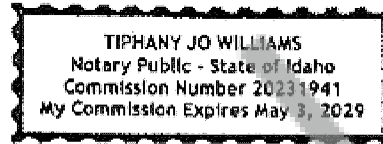
STATE OF **IDAHO**

COUNTY OF **BONNEVILLE**) ss.

On **JANUARY 14, 2025**, before me, **TIPHANY JO WILLIAMS**, personally appeared **JEFFREY OSGOOD** 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.

Tiffany Jo Williams

TIPHANY JO WILLIAMS (COMMISSION EXP. 05/03/2029)
NOTARY PUBLIC



This document contains electronic signatures.