

Return To:  
LoanCare, LLC  
C/O Nationwide Title Clearing, LLC  
2100 Alt. 19 North  
Palm Harbor, FL 34683

Skamania County, WA	<b>2025-000361</b>
Total: \$303.50 Pgs=1	
RECON	03/11/2025 01:38 PM
Request of: NATIONWIDE TITLE CLEARING, LLC	
eRecorded by: Simplifile	

Loan Number 0065339806  
PLS ID 282  
Investor ID 4LC

DEED OF RECONVEYANCE

WHEREAS, NICHOLAS L SCHNEIDER AND SYDNEY K DUTTON was the original Trustor, FIDELITY NATIONAL TITLE COMPANY OF WASHINGTON, INC. was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR NATIONS DIRECT MORTGAGE, LLC, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS was the designated nominee of the original Beneficiary under that certain Deed of Trust dated 12/07/2022, in the amount of \$406,125.00, and recorded in SKAMANIA County, Washington, under Auditor File # 2022-002354.

LOT 3 SUNSERI-SCHULL SP BK 2/PG 120

Parcel ID # 02053000152100

NATIONWIDE TITLE CLEARING, LLC, as successor Trustee under said Deed of Trust and as successor Trustee, having received from the designated nominee of the present Beneficiary under said Deed of Trust a written request to reconvey, reciting that the obligation(s) secured by the Deed of Trust have been fully satisfied, does hereby grant, bargain, sell and reconvey, unto the parties entitled thereto all right, title and interest which was heretofore acquired by said Trustee under said Deed of Trust.

Dated this 11th day of March in the year 2025

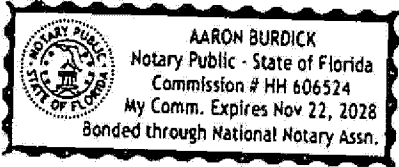
NATIONWIDE TITLE CLEARING, LLC

K. Eisele  
KOSTADINA EISELE  
VICE PRESIDENT

STATE OF FLORIDA  
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [ ] online notarization on this 11th day of March in the year 2025, by Kostadina Eisele as VICE PRESIDENT of NATIONWIDE TITLE CLEARING, LLC, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

Aaron Burdick  
AARON BURDICK  
COMM EXPIRES: 11/22/2028



LC002 444012109 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MIN 100611800001879446 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI 48501-2026 DOCR T112503-11:27:06 [C-2] ERCNWA1



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