

When Recorded Return To:

Lien Release Dept
M&T Bank
7th Floor - Lien Release Dept.
PO BOX 5178
Buffalo, NY 14240

Skamania County, WA
Total: \$303.50 Pgs=1
RECON
Request of: NATIONWIDE TITLE CLEARING, LLC
eRecorded by: Simplifile

2025-002077

12/23/2025 11:40 AM

Deed of Reconveyance
M&T Bank#: 4002518860 "ECHEVERRI," S50/464 4031363228 7460503169 Skamania, Washington

MIN #:100392411213300869 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: JOSEPH ECHEVERRI, AN UNMARRIED PERSON

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 FAIRWAY INDEPENDENT MORTGAGE CORPORATION, BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS

Original Trustee: COLUMBIA GORGE TITLE, LLC

Dated: 12-01-2023 Recorded: 12-06-2023 as Instrument No. 2023-001776, Book/Reel/Liber N/A, Page/Folio N/A In the Records of the County Recorder of Skamania, State of Washington.

Legal: LOT 20 OF THE REPLAT OF HOT SPRINGS SUBDIVISION ACCORDING TO THE RECORDED PLAT THEREOF, RECORDED IN BOOK 'B' OF PLATS, PAGE 70, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON.

Assessor's/Parcel No: 03-08-21-3-0-2520-00

Property Address: 742 SMITH BECKON RD, CARSON, WA 98610-3340

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 12/13/2025

*X Fairway Independent
Mortgage Corporation*

By: K. Eisele K. Eisele VP

JG

STATE OF Florida
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 13th day of DECEMBER, 2025 by KOSTADINA EISELE 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