

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

Skamania County, WA	2026-000110
Total: \$303.50 Pgs=1	
RECON	01/28/2026 07:46 AM
Request of:	NATIONWIDE TITLE CLEARING, LLC
eRecorded by:	Simplifile

Loan Number 0721336550

DEED OF RECONVEYANCE

WHEREAS, TOBY D EMERSON AND JOLENE L EMERSON was the original Trustor, COLUMBIA GORGE TITLE, LLC. was the original Trustee, and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR CROSSCOUNTRY 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 05/08/2023, in the amount of \$368,000.00, and recorded in SKAMANIA County, Washington, under Auditor File # 2023-000663.

LOT 4, OF SECTION 6 TOWNSHIP 3 NORTH

Parcel ID # 03-08-06-0-0-0102-00, 03-08-06-0-0-0102-06

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 28th day of January in the year 2026

NATIONWIDE TITLE CLEARING, LLC



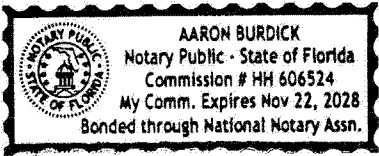
LAUREN ASTLE
VICE PRESIDENT

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 28th day of January in the year 2026, by Lauren Astle 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
COMM EXPIRES: 11/22/2028



NSMRC 449516228 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS)
CROSSCOUNTRY MIN 100719100017183458 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O.
Box 2026, Flint, MI 48501-2026 DOCR T282601-12:31:02 [C-2] ERCNWA1



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