

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

2026-000197
02/10/2026 12:16 PM

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.: 8501525496



PARCEL NO. 03073610120000

LEGAL DESCRIPTION: **LOT 1 HOVE'S ORCHARD HOME TRACT Bk A/Pg 77**

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 **AUGUST 04, 2022**, executed by **RICKY L MITCHELL AND LISA S MITCHELL, HUSBAND AND WIFE**, Trustor, to **COLUMBIA GORGE TITLE**, Original Trustee, for the benefit of **UMPQUA BANK**, Original Beneficiary, and recorded on **AUGUST 09, 2022** as Auditor's File No. **2022-001608**, in the Records of the County Auditor's Office for **SKAMANIA** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **497 NW GROPPER RD, STEVENSON, WASHINGTON 98648**

WHEREAS, the Undersigned received from **UMPQUA BANK**, 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 **FEBRUARY 09, 2026**.
FIRST AMERICAN TITLE INSURANCE COMPANY

Katie Olson
KATIE OLSON, VICE PRESIDENT

POD: 20260127
UB8011224IM - LR - WA

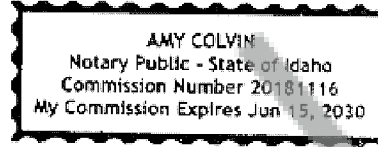
DOCUMENT 2 of 2

STATE OF **IDAHO** COUNTY OF **BONNEVILLE**) ss.

On **FEBRUARY 09, 2026**, before me, **AMY COLVIN**, personally appeared **KATIE OLSON** 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.



AMY COLVIN (COMMISSION EXP. 06/15/2030)
NOTARY PUBLIC



This document contains electronic signatures.

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