



200907310092

Skagit County Auditor

7/31/2009 Page 1 of 2 2:48PM

RETURN TO:

JOHN W. HICKS
SCHACHT & HICKS
PO BOX 1165
MOUNT VERNON WA 98274

ACCOMMODATION RECORDING

LAND TITLE OF SKAGIT COUNTY

7430

DOCUMENT TITLE: STATUTORY QUIT CLAIM DEED IN LIEU OF FORECLOSURE

GRANTOR: PRATER, GREGORY

GRANTEE: SCHACHT & HICKS, INC., P.S.

ABBREVIATED LEGAL DESCRIPTION:

Lot 53, Blk D, Cape Horn on the Skagit

ADDITIONAL LEGAL DESCRIPTION ON PAGE 1 OF DOCUMENT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX 2325

ASSESSOR'S TAX PARCEL NUMBER: P63021

JUL 31 2009

STATUTORY QUIT CLAIM DEED IN LIEU OF FORECLOSURE

Amount Paid \$
Skagit County Treasurer
Deputy

THE GRANTOR, GREGORY C. PRATER, as his separate property, for and in consideration of value received, conveys and quit claims to SCHACHT & HICKS, INC., P.S. all present and after acquired interest in and to the following described real estate, situate in the County of Skagit, State of Washington:

Lot 53, Block D, "CAPE HORN ON THE SKAGIT," as per plat recorded in Volume 8 of Plats, pages 92 through 97, inclusive, records of Skagit County, Washington.

SUBJECT TO: Easements, restrictions and reservations of record.

This deed is an absolute conveyance of title, in effect as well as in form, and is not intended as a mortgage, trust conveyance, or security of any kind. The consideration therefor is the full release of all debts and obligations heretofore existing on account of that certain Deed of Trust dated August 8, 2006, recorded August 10, 2006, under Auditor's File No. 200608100021,

records of Skagit County, Washington, which deed is given in lieu of foreclosure of said Deed of Trust above referenced.

This deed completely satisfies said Deed of Trust indebtedness and terminates said Deed of Trust and the Promissory Note secured thereby, and any effect thereof, in all respects.

DATED: July 30, 2009.

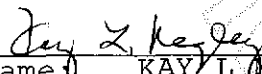


GREGORY C. PRATER

STATE OF WASHINGTON)
)
COUNTY OF SKAGIT) ss.

I certify that I know or have satisfactory evidence that GREGORY C. PRATER is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: July 30, 2009.



Printed name KAY L. NEGLEY
Notary Public in and for the State of
Washington, residing at Mount Vernon
My appointment expires: 3/15/2012



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