



201207130059  
Skagit County Auditor

7/13/2012 Page 1 of 3 2:02PM

**When recorded return to:**

Mr. and Mrs. Phillip C. Jerman, Jr.  
924 Vera Court  
Mount Vernon, WA 98273

Filed for Record at Request of  
Wells Fargo Escrow Company  
Escrow Number: 04-03184-12

GUARDIAN NORTHWEST TITLE CO.

103051-1

Grantor: US Bank National Association, as Trustee for the Structured Asset Investment Loan Trust Series 2005-HE3

Grantee: Phillip C. Jerman, Jr. and Judith D. Jerman

Tax Parcel Number(s): P100871

Abbreviated Legal: Lot 38, "PLAT OF BRITTWOOD."

**SPECIAL WARRANTY DEED  
(Not Statutory)**

THE Grantor US Bank National Association, as Trustee for the Structured Asset Investment Loan Trust Series 2005-HE3 for and in consideration of Ten Dollars and Other Good and Valuable Consideration in hand paid, bargains, sells, and conveys to Phillip C. Jerman, Jr. and Judith D. Jerman, Husband and Wife the following described estate, situated in the County of Skagit State of Washington:

Lot 38, "PLAT OF BRITTWOOD," according to the plat thereof recorded in Volume 15 of Plats, pages 31 and 32, records of Skagit County, Washington.

Tax Parcel Number(s): P100871

Dated: 05/09/2012

US Bank National Association, as Trustee for the Structured Asset Investment Loan Trust Series 2005-HE3

By: Wells Fargo Bank, NA, As Attorney In Fact

Starla Garbutt-Dunning  
VP Loan Documentation

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2012 2094  
JUL 13 2012

Amount Paid \$ 2630.50

Skagit Co. Treasurer  
By: [Signature] Deputy

STATE OF \_\_\_\_\_ )  
County of \_\_\_\_\_, SS:

I certify that I know or have satisfactory evidence that \_\_\_\_\_ signed this instrument, on oath stated that \_\_\_\_\_ authorized to execute the instrument and acknowledged it as the \_\_\_\_\_ of \_\_\_\_\_ to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: \_\_\_\_\_

Notary Public in and for the State of \_\_\_\_\_  
Residing at \_\_\_\_\_  
My appointment expires: \_\_\_\_\_

**ACKNOWLEDGMENT**

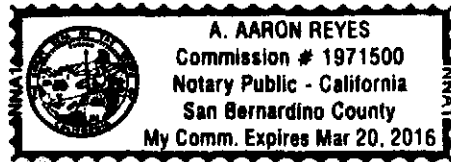
State of California  
County of San Bernardino )

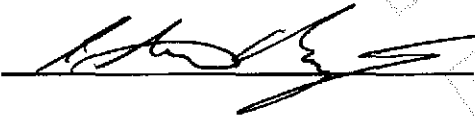
On May 25, 2012 before me, A. Aaron Reyes  
(insert name and title of the officer)

personally appeared Starla Garbutt-Dunning  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/~~she~~ they executed the same in his/~~her~~ their authorized capacity(ies), and that by his/~~her~~ their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature  (Seal)



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**EXHIBIT "A"**

**EASEMENT AND PROVISIONS CONTAINED THEREIN:**

Grantee: Puget Sound Power & Light Co.

Recorded: December 9, 1991

Auditor's No.: 9112090089

Purpose: Right to enter said premises to operate, maintain, and repair underground electric transmission and/or distribution system, together with the right to remove brush, trees and landscaping which may constitute a danger to said lines.

Location: A strip of land 10 feet in width across all lots, tracts and spaces located within the above described property being parallel to and coincident with boundaries of all private/public street and road right-of-ways.

**PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:**

Dated: March 27, 1992

Recorded: March 27, 1992

Auditor's No.: 9203270023

Executed By: Westside Associates, Limited Partnership

Said Covenants were amended by document recorded as Auditor's File No. 201001290118.

**EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:**

Grantee: Public Utility District No. 1 of Skagit County, Washington, a Municipal Corporation

Dated: February 19, 1992

Recorded: October 13, 1992

Auditor's No.: 9210130026

Purpose: Water Pipeline

Area Affected:

Easement "1": The exterior seven (7) feet of the front boundaries of all lots and tracts as shown on the face of said "Plat of Brittwood."

Easement "2": The East 10 feet of Lot 6 and the West 10 feet of Lot 7 as shown on the face of said "Plat of Brittwood."

Easement "3": Tract "A" as shown on the face of said "Plat of Brittwood."

Easement "4": A triangular tract of land in the Northeasterly corner of Lot 20 as shown on the face of said "Plat of Brittwood"

**RESERVATIONS CONTAINED IN DEED:**

Executed By: Westside Associates, Limited Partnership

Recorded: July 10, 1992

Auditor's No.: 9207100066

As Follows:

Reserving however for the benefit of Lot 19, Plat of Brittwood, according to the plat thereof recorded under Auditor File No. 9203270022 in Volume 15 of Plats, pages 31 through 32, records of Skagit County, Washington, the following:

1. Landscaping, parking, ingress, egress, utilities and fencing privileges across portions of Tract A subject to approval of the City of Mount Vernon Engineer provided said privileges shall not interfere with public pedestrian access or access of city maintenance vehicles.
2. At no time shall through vehicular public ingress and egress be allowed between West Street and Vera Court.

**MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:**

Plat/Subdivision Name: Plat of Brittwood

Recorded: March 27, 1992

Auditor's No: 9203270022

LPB



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