



201407310055

Skagit County Auditor

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\$75.00

4 11:43AM

Recording requested by:
SERVICELINK

Return Address:
**Carrie A. Gibson and Brett A. Gibson
14068 Crater Lake Road
Anacortes, WA 98221**

**CHICAGO TITLE
620019674**

Document Title(s)
SPECIAL/LIMITED WARRANTY DEED
Grantor(s)
FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION
Grantee(s)
Carrie Gibson and Brett Gibson, a married couple
Legal Description (abbreviated: i.e. lot, block, plat or section, township, range)
Lot(s): 5 Crater Lake Beach Club No. 1 <i>Skagit County WA</i>
Assessor's Property Tax Parcel/Account Number
P64656 and 3892-000-005-0000
<small>The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.</small>

UNRECORDED DOCUMENT

SPECIAL/LIMITED WARRANTY DEED

This instrument prepared by:

Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170 and Vic J. Devlaeminck Esq., Attorney At Law, Washington State Bar Number: 16609.

After Recording Return To:

Carrie A. Gibson and Brett A. Gibson
14068 Crater Lake Road
Anacortes, WA 98221

Commitment Number: 3206408

Seller's Loan Number: 1703366576

ASSESSOR PARCEL IDENTIFICATION NUMBER:
P64656 and 3892-000-005-0000

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2014 2751
JUL 31 2014

Amount Paid \$
Skagit Co. Treasurer
By *man* Deputy

ABBREVIATED LEGAL: Lot(s): 5 Crater Lake Beach Club No. 1

Exempt: WAC 458-61A-205.

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, whose mailing address is P.O. Box 650043, Dallas, TX 75265-0043, hereinafter grantor, for \$189,900.00 (One Hundred Eighty Nine Thousand Nine Hundred Dollars and Zero Cents) in consideration paid, GRANTS and CONVEYS with covenants of limited warranty to **Carrie Gibson and Brett Gibson**, a married couple hereinafter grantees, whose tax mailing address is 14068 Crater Lake Road Anacortes, WA 98221, the following real property:



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LEGAL DESCRIPTION:

Lot 5, PLAT OF CRATER LAKE BEACH CLUB, DIV. NO. 1, according to the Plat thereof recorded in Volume 8 of Plats, Pages 51 and 52, records of Skagit County, Washington. Situated in Skagit County, Washington.

Assessor's Parcel Number: P64656 and 3892-000-005-0000

Property Address is: 14068 Crater Lake Road Anacortes, WA 98221.

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: _____



201407310055

Executed by the undersigned on July 28, 2014:

FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: **ServiceLink, a Division of Chicago Title Insurance Company, its Attorney In Fact**

By: _____

Name: Glady's Franco

Title: AVP

STATE OF Cal: Surria
COUNTY OF Orange

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 28th day of July, 2014, by Glady's Franco of ServiceLink, A Division of Chicago Title Insurance Company as the Attorney in Fact for FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown Photo ID as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.

Donald B. Marsters
NOTARY PUBLIC
My Commission Expires SEPT 26, 2017

