

RECORDED AT THE REQUEST OF
AND AFTER RECORDING RETURN TO:

H&L Services, Inc., Trustee
1111 Third Avenue, #3400
Seattle, WA 98101



200006260178

Kathy Hill, Skagit County Auditor
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SPECIAL WARRANTY DEED

FIRST AMERICAN TITLE CO.

62209-1

Grantor: Christian and Jean Lauch

Grantee: Veterans Affairs

Legal Description:

Assessor's Tax Parcel ID#: 4638-000-027-0006 R106494

Reference # (If applicable):

LAUCH
64183-29504

35955
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

JUN 26 2000

SPECIAL WARRANTY DEED

Amount Paid \$
Skagit County Treasurer
Deputy
By: *[Signature]*

THE GRANTOR(S) CHRISTIAN S. LAUCH and JEAN R. LAUCH for and in consideration of
CANCELLATION OF INDEBTEDNESS, grant, bargain, sell, convey and confirm to: THE
SECRETARY OF VETERANS AFFAIRS OF WASHINGTON D.C, his successors or assigns,
as such, the following described real estate, situated in the County of Skagit, State of Washington:

Lot 27, The Meadow - Phase II, according to the Plat thereof recorded in Volume 16 of
Plats, Pages 1 through 7, records of Skagit County, Washington. Situated in Skagit
County, Washington.

This deed is absolute conveyance of title and is executed and delivered in lieu of foreclosure by
Grantor of that Deed of Trust dated February 17, 1999 and recorded under Auditor's File No.
9902220141 in Skagit County, Washington.

Grantor concurrently herewith transfer and assigns any and all reserve accounts held with respect
to the subject loan account to Grantee.

Grantor Warrants that no labor has been performed nor any materials delivered to the property
described herein which have not been fully paid and in consequence of which any lien may be
claimed or enforced against said property.

Grantor agrees that this deed shall not operate to extinguish that deed of trust referred to
hereinabove and unless and until this deed is accepted by Grantee and placed by Grantee of
record.

The Grantor(s) and their successors in interest do by these presents expressly limit the covenants
of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or
other implication and do hereby covenant that against all persons whomsoever lawfully claiming
or to claim by, through or under said Grantor(s) and not otherwise, will forever warrant and
defend the said described real estate.

DATED this 30 day of May, 2000.

[Signature]
Jean Renee Lauch

STATE OF OHIO)
) ss
COUNTY OF Franklin)

On this day personally appeared before me CHRISTIAN S. LAUCH and JEAN R. LAUCH to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 30 day of May, 2000.



MICHAEL J. DONOVSKY
Notary Public - State of Ohio
My Commission Expires Mar. 6, 2005

By: *Michael J. Donovan*
Notary Public in and for the State of Ohio
Residing at 81 Euclid Ave. Columbus OH 43201
My Commission Expires: MARCH 6, 2005

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