RECORDED AT THE REQUEST OF AND AFTER RECORDING RETURN TO:

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



SPECIAL WARRANTY DEED

FIRST AMERICAN TITLE CO.

Grantor:

Christian and Jean Lauch

62209-1

Grantee:

Veterans Affairs

Legal Description:

Assessor's Tax Parcel ID#:

4638-000-027-0006 R106494

SKAGIT COUNTY WASHINGTON Real Estate Excise Tax PAID

Reference # (If applicable):

LAUCH 64183-29504

JUN 26 2000

Amount Paid \$ Skagit County Treasurer Deputy

SPECIAL WARRANTY DEED

THE GRANTOR(S) CHRISTIAN S. LAUCH and JEAN R. LAUCH for and in consideration of CANCELLATION OF INDEBTEDNESS, grant, targain, 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.

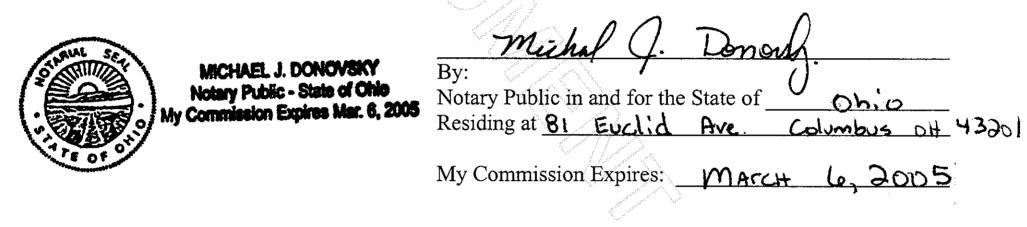
Grantor concurrently herewith transfer and assigns any and all reserve accounts held with respect to the subject loan account to Grantee.

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.

v =	DATED this 30 day of May , 2000.
9,00	
	Jean Renee Lauch
	STATE OF OHTO)
	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 2000



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