

WHEN RECORDED RETURN TO:

JONATHAN R. FOX AND JOY K. FOX
31010 WALBERG RD
SEDRO WOOLLEY, WA. 98284

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Chicago Title Insurance Company

2601 South 35th, Suite 100, Tacoma, Washington 98409

REO L020182

ISLAND TITLE CO.

SPECIAL WARRANTY DEED

B19639 **THIS DOCUMENT IS BEING RE-RECORDED TO CORRECT FULL LEGAL

THE GRANTOR FEDERAL NATIONAL MORTGAGE ASSOCIATION, A U.S. CORP., for and in consideration of ten dollars and other valuable consideration (\$10.00), in hand paid, grant, bargain, sell, convey and confirm to JONATHAN R. FOX AND JOY K. FOX, HUSBAND AND WIFE the following described real estate, situated in the County of SKAGIT, State of Washington:

SEE ATTACHED EXHIBIT A FOR FULL LEGAL DESCRIPTION

abbreviated legal: PTN. SW SW, SEC. 20, T35N, R6EWM

See attached exhibit for exceptions to title.

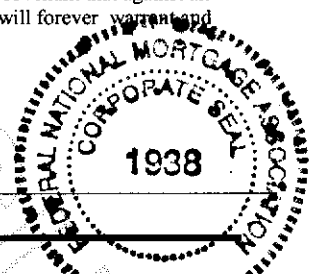
The Grantor for it and for its successors in interest do by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and do hereby covenant that against all persons whomsoever lawfully claiming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

Tax Account Number: P41728

DATED: JUNE 26, 2002.

FEDERAL NATIONAL MORTGAGE ASSOCIATION

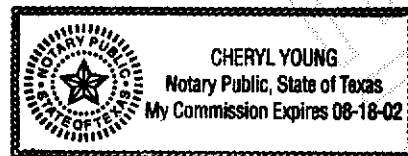
BY: Tony Fortner
Vice-President



STATE OF TEXAS ss.
COUNTY OF DALLAS

On this 28 day of June, 2002, before me, the undersigned, a Notary Public in and for the State of Texas, duly commissioned and sworn, personally appeared Tony Fortner and/or Vice President to be known to be the Assistant Treasurer and/or the Assistant Secretary of the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned and on oath state that he/she/they are/is authorized to execute the said instrument and that the seal affixed thereto (if any) is the corporate seal of said corporation.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed by Official Seal the day and year first above written.

(typed/printed name of notary)
Notary Public in and for the State of Texas,
residing at Dallas My commission expires on 8-18-02



UNOFFICIAL DOCUMENT



EXHIBIT "A" *of the West Half

The North Half of the West Half* of the Southwest Quarter of the Southwest Quarter of Section 20, Township 35 North, Range 6 East of the Willamette Meridian;

EXCEPT the following described tract:

Beginning at the Northeast corner of the West Half of the West Half of the Southwest Quarter of the Southwest Quarter of said section;
Thence South a distance of 208.71 feet;
Thence West a distance of 208.71 feet;
Thence North a distance of 208.71 feet;
Thence East to the point of beginning.

Situated in Skagit County, Washington.

- END OF EXHIBIT "A" -

3418
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 23 2002

Amount Paid \$0
Skagit Co. Treasurer
By [Signature] Deputy

3373
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 25 2002

Amount Paid \$
Skagit Co. Treasurer
By [Signature] Deputy



CHICAGO TITLE INSURANCE COMPANY

EXHIBIT B

Escrow No.: 4260046

EXCEPTIONS TO TITLE:

Right of way for road known as Walberg Road, constructive notice of which is contained in various instruments of record;

Affects: Northerly portion of said premises of said premises



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