

When Recorded Return to:  
DANIEL and ELIZABETH ANN KOCH  
425 S. 19th Street  
Renton WA 98055



200301140148  
Skagit County Auditor

1/14/2003 Page 1 of 1 11:36AM

Island Title Company  
Order No: BE6949 MJJ

C24737

### BARGAIN AND SALE DEED

THE GRANTOR OAKWOOD ACCEPTANCE CORPORATION, LLC, a Washington Limited Liability Company for and in consideration of One Hundred Thirty Thousand and 00/100.....(\$130,000.00) DOLLARS in hand paid, conveys and warrants to DANIEL KOCH and ELIZABETH ANN KOCH, husband and wife

the following described real estate, situated in the County of Skagit, State of Washington:

Lot 16 "MOUNTAIN VISTA ADDITION", as per plat recorded in Volume 7 of Plats, page 65, records of Skagit County, Washington.

The Grantor, for themselves and for 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 and not otherwise, they will forever warrant and defend the said described real estate.

Oakwood Acceptance Coporation, LLC is debtor in possession in case No. 02-13395, in the United States Bankruptcy Court, District of Delaware.

Tax Account No. : 3960-000-016-0004 P67649

Dated: 1-8-2003

210  
SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

OAKWOOD ACCEPTANCE CORPORATION, LLC

By [Signature]

JAN 14 2003  
Amount Paid \$ 1989.00  
Skagit County Treasurer  
By: [Signature] Deputy

STATE OF North Carolina  
COUNTY OF Rockingham

I certify that I know or have satisfactory evidence that Steven Jahasz the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated that he/she/they is/are authorized to execute the instrument and acknowledged it as the AVP of OAKWOOD ACCEPTANCE CORPORATION, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 1-18-03

[Signature]

Notary Public in and for the State of North Carolina  
Residing at  
My appointment expires: 4-18-07  
Notary printed name: Amy L Burton

