



200311070140

Skagit County Auditor

When Recorded Return To:

Tonya Kniest
150 N. Section Street
Burlington, WA 98233

CHICAGO TITLE C28157 ✓

SPECIAL WARRANTY DEED

Grantor: Federal National Mortgage Association, AKA Fanniemae
Grantees: Tonya Kniest
Legal Description (abbreviated): PTN. TR 35, PLAT OF THE BURLINGTON ACREAGE PROPERTY
Assessor's Property Tax Parcel or Account Number: 3867-000-035-1508, Property No: P62486
Reference Numbers of Document Assigned or Released: None

THE GRANTOR **FEDERAL NATIONAL MORTGAGE ASSOCIATION, AKA FANNIEMAE**, a United States Corporation, for and in consideration of Ninety Eight Thousand Five Hundred Dollars (\$98,500.00) in hand paid, grants, bargains, sells, conveys and confirms to

Tonya Kniest, a single person

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

THAT PORTION OF TRACT 35, PLAT OF THE BURLINGTON ACREAGE PROPERTY, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 49, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE INTERSECTION OF SECTION STREET AND EAST FAIRHAVEN AVENUE IN SAID TRACT 35 OF BURLINGTON ACREAGE PROPERTY;
THENCE NORTH ALONG THE EAST LINE OF SAID SECTION STREET A DISTANCE OF 110 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION;
THENCE CONTINUE NORTH ALONG THE EAST LINE OF SAID SECTION STREET A DISTANCE OF 100 FEET;
THENCE EAST A DISTANCE OF 75 FEET;
THENCE SOUTH PARALLEL WITH SECTION STREET A DISTANCE OF 100 FEET;
THENCE WEST TO THE TRUE POINT OF BEGINNING;

EXCEPT THEREFROM THE FOLLOWING:

BEGINNING AT THE NORTHEAST CORNER OF THE INTERSECTION OF SECTION STREET AND EAST FAIRHAVEN AVENUE IN SAID TRACT 35;
THENCE NORTH ALONG THE EAST LINE OF SAID SECTION STREET A DISTANCE OF 165 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUE NORTH ALONG THE EAST LINE OF SAID SECTION STREET A DISTANCE OF 45 FEET;
THENCE EAST A DISTANCE OF 75 FEET;
THENCE SOUTH PARALLEL WITH SECTION STREET A DISTANCE OF 45 FEET;
THENCE WEST TO THE TRUE POINT OF BEGINNING.

SUBJECT TO liability to future assessments, if any, levied by the City of Burlington.

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

Dated this 19 day of September, 2003.

5805
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

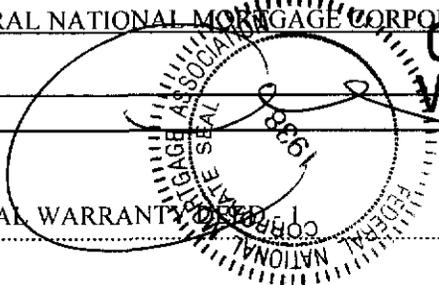
FEDERAL NATIONAL MORTGAGE CORPORATION, AKA FANNIEMAE

BY: **Cheryl Young**
Vice President

NOV 07 2003

Amount Paid \$ 0
Skagit County Treasurer
Deputy

SPECIAL WARRANTY



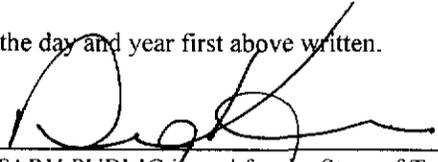
STATE OF TEXAS)

: ss

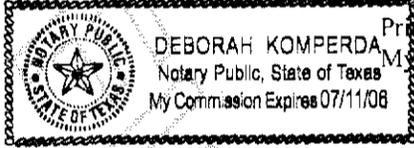
County of Dallas)

On this 19 day of September, 2003, before me, the undersigned, a Notary Public in and for the State of Texas, duly commissioned and sworn, personally appeared Cheryl Young to me known to be the Vice President of FEDERAL NATIONAL MORTGAGE CORPORATION, AKA FANNIEMAE, 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 stated that _____ is authorized to execute said instrument.

Witness my hand and official seal hereto affixed the day and year first above written.



NOTARY PUBLIC in and for the State of Texas,
Printed Name Deborah Komperda
My commission expires 7-11-06



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