

AFTER RECORDING MAIL TO:

Matthew David Ryan and Tammy Renee Ryan
512 Alexander Street
Sedro Woolley, WA 98284



200501070040
Skagit County Auditor

1/7/2005 Page 1 of 2 9:57AM

Filed for Record at Request of:
First American Title Insurance Company



First American Title
Insurance Company

2007532

BARGAIN AND SALE DEED

FIRST AMERICAN TITLE CO.

81816

File No: **4201-412373 (LAT)**

Date: **December 23, 2004**

Grantor(s): **Federal Home Loan Mortgage Corporation**

Grantee(s): **Matthew David Ryan and Tammy Renee Ryan**

Abbreviated Legal: **Lot 18 and ptn. Lots 16 and 17, Block 27, " PLAT OF THE TOWN OF SEDRO"**

Additional Legal on page: **1**

Assessor's Tax Parcel No(s): **4149-027-018-0000 (P111537)**

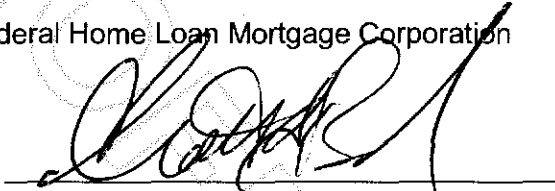
THE GRANTOR(S), Federal Home Loan Mortgage Corporation, organized and existing under the laws of The United States of America, for and in consideration of Ten Dollars (\$10.00) and other valuable consideration, in hand paid, grants, bargains, sells, conveys, and confirms to Matthew David Ryan and Tammy Renee Ryan, husband and wife, the following described real estate, situated in the County of Skagit, State of Washington.

Lot 18; TOGETHER WITH that portion of Lot 17 lying within 60.00 feet of the West line of Lot 18; TOGETHER WITH the North 38.52 feet of Lot 17; TOGETHER WITH the West 26.81 feet of the North 38.52 feet of Lot 16, Block 27, "PLAT OF THE TOWN OF SEDRO", according to the plat thereof recorded in Volume 1 of Plats, Page 17, records of Skagit County, Washington

Subject To: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The Grantor, for himself/herself/themselves and for his/her/their successors in interest do(es) 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(es) hereby covenant that against all persons whomsoever lawfully claiming or to claim, by, through or under said Grantor and not otherwise, he/she/they will forever warrant and defend the said described property.

Federal Home Loan Mortgage Corporation




By: Burrow REO, Attorney-in-Fact

Scott S. Brooks, Chief Executive Officer

97
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

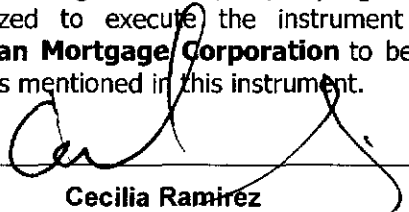
JAN 07 2005

Amount Paid \$
Skagit Co. Treasurer
By  Deputy

STATE OF California)
)-ss
COUNTY OF Orange)

I certify that I know or have satisfactory evidence that Scott S. Brooks of **Burrow REO**, is/are 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 **Attorney-in-Fact of Federal Home Loan Mortgage Corporation** to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: December 23, 2004



Cecilia Ramirez
Notary Public in and for the State of California
Residing at: **Orange**
My appointment expires: **June 10, 2005**

