

AFTER RECORDING MAIL TO:

Larry Benjaming and Jennifer Benjaming
307 Maple Street
Hamilton, WA 98255



200602130172
Skagit County Auditor

2/13/2006 Page

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1 11:36AM

BARGAIN AND SALE DEED

Escrow No. 26050

Title Order No.

Legal Description (abbreviated):

FIRST AMERICAN TITLE CO.

86417-1

THE GRANTOR(S), Wells Fargo Bank, N.A., for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, grant(s), bargain(s), sell(s), convey(s), and confirm(s) to Larry Benjaming and Jennifer Benjaming, husband and wife the following described real estate, situated in the county of Skagit, State of Washington:

Lots 4 through 16, Block 1 THE HAMILTON TOWNSITE COMPANY'S FIRST ADDITION TO THE TOWN OF HAMILTON, SKAGIT CO., WASHINGTON, as per plat recorded in Volume 2 of Plats, Page 93, records of Skagit County, Washington

Assessor's Property Tax Parcel/Account Number(s): 4112-001-016-0006

Subject to:

The Grantor(s) 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(s) and not otherwise, he/she/they will forever warrant and defend the said described real estate.

Dated: December 21, 2005

Wells Fargo Bank, N.A. By: Chase Home Finance LLC, successor by merger to Chase Manhattan Mortgage Corp as Attorney In Fact.

BY: Joe Lanning - Vice President

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

FEB 13 2006

STATE OF California

COUNTY OF San Diego

ss.

Amount Paid \$ 3743.00
By Skagit Co. Treasurer Deputy

I certify that I know or have satisfactory evidence that Joe Lanning

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 was/she was/they were authorized to execute the instrument and acknowledged it as the Vice President of Chase Home Finance LLC to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: December 21, 2005

D. L. Frye
D.L. Frye
Notary Public in and for the State of California
residing at San Diego County
My Commission Expires: 10/16/09

