
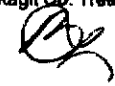
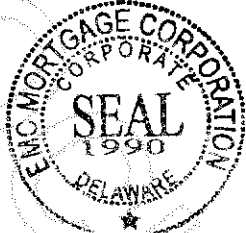
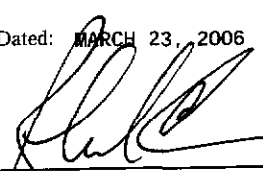



WHEN RECORDED RETURN TO
RICKY LEE DAVIS
P.O. BOX 51
ROCKPORT, WASHINGTON 98283



200604050135
Skagit County Auditor

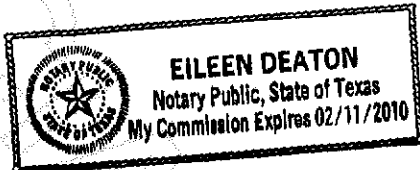
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	CHICAGO TITLE INSURANCE COMPANY	IC35999
		004315012
BARGAIN AND SALE DEED		
THE GRANTOR EMC MORTGAGE CORPORATION		
for and in consideration of THIRTY-SIX THOUSAND AND 00/100 Dollars (\$ 36,000.00)		
in hand paid, grants, bargains, sells, conveys and confirms to RICKY LEE DAVIS, A SINGLE MAN		
the following described real estate situated in the County of SKAGIT State of Washington: LOT 12, SAUK RIVER ESTATES SUBDIVISION NO. 2, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 8 OF PLATS, PAGESS 23 AND 24, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATED IN SKAGIT COUNTY, WASHINGTON. 3995-000-012-0015/P68950		
**SPECIAL EXCEPTIONS ATTACHED AND MADE A PART HERE TO.		
# 16121 SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX		
APR 05 2006		
Amount Paid \$ 645.20 Skagit Co. Treasurer By  Deputy		
		
The grantor(s) for itself 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(s) and not otherwise, will forever warrant and defend the said described real estate.		
Dated: MARCH 23, 2006	Tax Account Number: 39950000120015	
		
EMC MORTGAGE CORPORATION RHONDA ANDERSON Assistant Vice President	Ann Lucke Assistant Secretary	

STATE OF TEXAS COUNTY OF Dallas
ON THIS 23rd DAY OF MARCH 2006, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Rhonda Anderson AND Ann Lucke TO ME KNOWN TO BE THE A.V.P. AND Asst. Sec. 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 They 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.

Eileen Deaton
NOTARY SIGNATURE

PRINTED NAME: Eileen Deaton
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS,
RESIDING AT Dallas
MY COMMISSION EXPIRES 2/11/10



200604050135
Skagit County Auditor

CHICAGO TITLE INSURANCE COMPANY

EXHIBIT A

Escrow No.: 4315012

SPECIAL EXCEPTIONS TO DEED:

EASEMENT INCLUDING THE TERMS AND CONDITIONS THEREOF, GRANTED BY INSTRUMENT:

RECORDED: MAY 1, 1979
AUDITORS NOS: 7905010024, RECORDS OF SKAGIT COUNTY, WASHINGTON
IN FAVOR OF: PUGET SOUND POWER AND LIGHT COMPANY
FOR: ELECTRIC TRANSMISSION AND/OR DISTRIBUTION LINE,
TOGETHER WITH NECESSARY APPURTENANCES
AFFECTS: THE EXTERIOR 7 FEET LYING PARALLEL AND ADJACENT TO
THE ROAD

RESTRICTIONS CONTAINED ON THE FACE OF SAID PLAT, AS FOLLOWS:
TRACTS H THROUGH L, INCLUSIVE, ARE INTENDED FOR THE USE OF ALL PRESENT AND
FUTURE PROPERTY OWNERS OF THIS PLAT, ALL PRESENT AND FUTURE PROPERTY OWNERS
WITHIN THE PLAT OF SAUK RIVER ESTATES AND IS ALSO INTENDED FOR THE USE OF
FUTURE SAUK RIVER ESTATE SUBDIVISION AND PLATS WHICH ARE CONTAINED WITHIN
GOVERNMENT LOT 1, SECTION 19, TOWNSHIP 34 NORTH, RANGE 10 EAST OF THE
WILLAMETTE MERIDIAN, AND/OR WITHIN THE EAST HALF OF THE SOUTHWEST QUARTER
OF SECTION 18, TOWNSHIP 34 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN.

COVENANTS, CONDITIONS AND RESTRICTIONS CONTAINED IN DECLARATION OF
RESTRICTION BUT OMITTING ANY COVENANT OR RESTRICTIONS, IF ANY, BASED UPON
RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL
STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, OR SOURCE OF INCOME,
AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT
SAID COVENANT OR RESTRICTION IS PERMITTED BY LAW.

RECORDED: OCTOBER 13, 1961
AUDITORS NOS: 613301, RECORDS OF SKAGIT COUNTY, WASHINGTON.
EXECUTED BY: SAUK RIVER DEVELOPMENT CO., A WASHINGTON CORPORATION

EXHIBIT/RDA/0999



200604050135
Skagit County Auditor

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