



200707060039

Skagit County Auditor

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SHERIFF'S DEED

THIS INDENTURE, made this 21st day of June, 2007, between Rick Grimstead, as Sheriff of the County of Skagit, State of Washington, party of the first part, and Luanne C. Sultze, party of the second part,

WITNESSETH, That whereas, under and by virtue of a certain Writ of Execution Under Order of Sale issued out of the Superior Court of the State of Washington, for the county of Skagit, on the 15th day of August, 2006, in that certain cause entitled WASHINGTON MUTUAL BANK, F/K/A WASHINGTON MUTUAL BANK, FA, its successors in interest and/or assigns, plaintiff, against MARY L. MURPHY, as her separate estate; HEIRS AND DEVISEES OF MICHAEL E. MURPHY; Occupants of the Premises; and any persons of parties claiming to have any right, title, estate, lien or interest in the property described in the complaint, defendants, if favor plaintiff against defendants on a certain judgment and decree rendered in said Court on the 3rd day of August, 2006, and directed and delivered to the Sheriff of Skagit County, State of Washington, commanding him to sell the property hereinafter described, at public auction according to law and decree of the Court by said Writ of Execution for Order of Sale reference being thereto had, more fully appears; and,

WHEREAS in pursuance of said Writ of Execution for Order of Sale the then duly qualified and acting Sheriff of said County did duly levy upon and on the 20th day of October, 2006, at the hour of 10:30 o'clock A.M., at the front door of the Courthouse in said City of Mount Vernon, Washington, did duly sell in accordance with law the premises hereinafter described at public auction to the said Luanne C. Sultze, for the sum of \$285,000.00, that being the highest and best bidder therefore and said Sheriff having first given due and legal notice of the time and place of said sale; and,

WHEREAS on the 17th day of November, 2006, the said Superior Court, by an order duly made and entered, confirmed said sale, and,

WHEREAS the time allowed by law for the redemption of said property has expired without such redemption having been made;

NOW, THEREFORE, in consideration of the premises aforesaid and of the payment of the sum of \$285,000.00, so bid as aforesaid, the receipt of which is hereby acknowledged the said Rick Grimstead, Sheriff as aforesaid and first party herein, has granted, bargained, sold, conveyed, and confirmed, and by these presents does hereby grant, bargain, sell, convey and confirm, unto the said Luanne C. Sultze, second party herein and to their heirs, and assigns forever, the following described real estate situate in Skagit County, State of Washington, to-wit:

Assessor's Parcel/Tax ID Number: P48420 / 360327-2-011-0007 27-36-3

THE NORTH 1/3, EXCEPT THE SOUTH 1/4 ACRES OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE

NORTHWEST 1/4 OF SECTION 27, TOWNSHIP 36 NORTH, RANGE 3 EAST, W.M.,
EXCEPT HIGHWAY 99. SITUATE IN THE COUNTY OF SKAGIT, STATE OF
WASHINGTON.

Also commonly known as 4145 Chuckanut Dr, Bow WA 98232,

together with all and singular the tenements, hereditaments, and appurtenances thereunto
belonging or in anywise appertaining.


TO HAVE AND TO HOLD all and singular the premises above mentioned and described
and hereby conveyed or intended to be so conveyed, together with the appurtenances, unto the
said party of the second part and to their heirs and assigns, forever, as fully and completely as
said first party can by virtue of the premises convey the same.

IN WITNESS WHEREOF the said Sheriff, first party herein, has hereunto set his hand
the day and year first written above.

3201
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

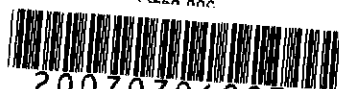
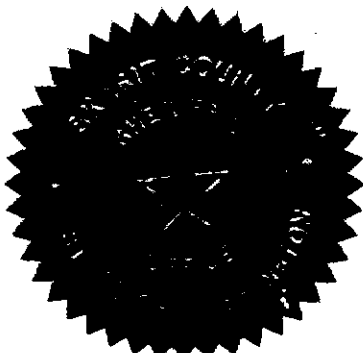
JUL 6 2007

Amount Paid \$
Skagit Co. Treasurer
By Deputy


Rick Grimstead
Sheriff of Skagit County, State of Washington
600 South 3rd Street
Mount Vernon WA 98273


Before me the undersigned, Julia Benson, on this 21st day of June, 2007, personally
appeared Rick Grimstead, Sheriff of the County of Skagit, State of Washington, personally
known to me to be the individual described in and who executed the foregoing instrument and
acknowledged to me that he executed the same freely and voluntarily, and for the uses and
purposes, in the capacity therein mentioned.

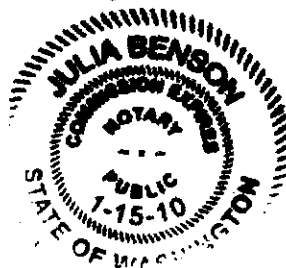
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the
day and year in this certificate first above mentioned.



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Julia Benson, NOTARY PUBLIC in and for the
State of Washington, residing in Mount Vernon.
My commission expires January 15, 2010.



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