



200801080076

Skagit County Auditor

1/8/2008 Page

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2 11:33AM

AFTER RECORDING MAIL TO:

LeeRoy A. Lyon and Doris I. Lyon  
318 North 18th Place  
Mount Vernon, WA 98273

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

Space above this line for Recorders use only

GUARDIAN NORTHWEST TITLE CO.

**BARGAIN AND SALE DEED**

93152-1

File No: **4251-1132768 (MLP)**

Date: **December 28, 2007**

Grantor(s): **HSBC Bank USA, National Association**

Grantee(s): **LeeRoy A. Lyon and Doris I. Lyon**

Abbreviated Legal: **LOT 11, "PLAT OF HIGHLAND GLEN DIV. NO. 4"**

Additional Legal on page:

Assessor's Tax Parcel No(s): **4395-000-011-0002**

**THE GRANTOR(S), HSBC Bank USA, National Association, as Indenture Trustee for Fieldstone Mortgage Investment Trust (EMIT) Series 2006-2, for and in consideration of Ten Dollars (\$10.00) and other valuable consideration, in hand paid, grants, bargains, sells, conveys, and confirms to LeeRoy A. Lyon and Doris I. Lyon, husband and wife, the following described real estate, situated in the County of Skagit, State of Washington.**

**LOT 11, "PLAT OF HIGHLAND GLEN DIV. NO. 4", AS PER PLAT RECORDED IN VOLUME 12 OF PLATS, PAGE 51, 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.

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APN: 4395-000-011-0002

Bargain and Sale Deed  
- continued

File No.: 4251-1132768 (MLP)

Date: 12/28/2007

HSBC Bank USA, National Association, as  
Indenture Trustee for Fieldstone Mortgage  
Investment Trust (EMIT) Series 2006-2



SHANE ROSS  
SR. VICE PRESIDENT

By: Litton Loan Servicing, LP, Attorney  
In Fact

#58  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JAN 08 2008

Amount Paid \$ 3760.80  
By Skagit Co. Treasurer  
Deputy

STATE OF

TX

COUNTY OF

HARRIS

I certify that I know or have satisfactory evidence that Shane Ross of Litton Loan Servicing, LP, 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 **HSBC Bank USA, National Association, as Indenture Trustee for Fieldstone Mortgage Investment Trust (EMIT) Series 2006-2** to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated:

December 31, 2007



Notary Public in and for the State of TX

Residing at: Harris TX

My appointment expires: 4/9/2008



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Skagit County Auditor