

When recorded return to:

Ronald L Moena and Donna Kepic
28505 39th Ave S
Auburn, WA 98001



200801180150
Skagit County Auditor

1/18/2008 Page 1 of 1 1:56PM

Filed for Record at Request of
First American Title of Island County
Escrow Number: E1054

GUARDIAN NORTHWEST TITLE CO.

A922475-1

BARGAIN AND SALE DEED

THE GRANTOR Bank of New York as trustee for the Certificate Holders CWABS, Inc. Asset-Backed Certificates, Series 2006-11 for and in consideration of Ten Dollars and other good and valuable consideration, in hand paid, bargains, sells, and conveys to ~~Donna J. Kepic, a single individual and~~ ^{Ronnie} ~~Ronald L. Moena, a single individual~~ the following described estate, situated in the County of Skagit, State of Washington:

Lots 7 through 9, inclusive and the North 3 feet of Lot 10, Block 3, "BRONWNRIG'S SECOND ADDITION TO ANACORTES, WASH.", as per plat recorded in Volume 2 of Plats, Page 42, records of Skagit County, Washington; TOGETHER WITH that portion of the West 15 feet of L Avenue vacated under Ordinance No. 1211 which would attach by operation of law.

Subject to: Unrecorded easement, including terms and provisions thereof, known as Ordinance No. 1211

Tax Parcel Number(s): 3779-003-010-0000 (P113467)

The Grantor for himself/herself and for his/her successors in interest does 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 does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor and not otherwise, he/she will forever warrant and defend the said described real estate.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Dated: January 4, 2008

JAN 18 2008

Bank of New York as trustee for the Certificate Holders CWABS, Inc. Asset-Backed Certificates, Series 2006-11 by Countrywide Home Loans, Servicing LP as Attorney In Fact
By Lisa Alvarado, Assistant Secretary

Amount Paid \$ 4526.20
Skagit Co. Treasurer
Deputy

STATE OF California }
COUNTY OF Ventura } SS:

I certify that I know or have satisfactory evidence that Lisa Alvarado [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 is/she is/they are] authorized to execute the instrument and acknowledged it as the Assistant Secretary of Countrywide Home Loans Servicer LLC, as Attorney in Fact for Bank of New York as trustee for the Certificate Holders CWABS, Inc. Asset-Backed Certificates, Series 2006-11 to be the free and voluntary act and deed of said Attorney in Fact for said principal for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked.

Dated: 1/7/2008

Orobah Fakhouri

Printed Name Orobah Fakhouri
Notary Public in and for the State of California
Residing at Ventura
My appointment expires: 8/28/2011

