

When Recorded Return to:  
DANIEL J. SEGARS  
18624 SANDVIEW DR NW  
STANWOOD WA 98292

200808290077  
Skagit County Auditor  
8/29/2008 Page 1 of 1 11:35AM

CHICAGO TITLE CO.  
1044685

POOR ORIGINAL

FIDELITY NATIONAL TITLE INSURANCE COMPANY  
BARGAIN AND SALE DEED

ORDER NO: 7087651 LAM

THE GRANTOR(S)

WELLS FARGO BANK, N.A., AS TRUSTEE FOR ABFC 2006-OPTI TRUST, ABFC ASSET-BACKED CERTIFICATES, SERIES 2006-OPTI

for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION in hand paid, bargains, sells, and conveys to

DANIEL J. SEGARS, a single person and KELLI L. CHRISTOFFERSON, a single person as their separate estate the following described real estate, situated in the County of SKAGIT, State of Washington:

LOT 9, RUDELL ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 16 OF PLATS, PAGES 51 AND 52, RECORDS OF SKAGIT COUNTY, WASHINGTON, SITUATED IN SKAGIT COUNTY, WASHINGTON. <sup>2821</sup> SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX

Abbreviated Legal: (Required if full legal not inserted above)

AUG 29 2008

Tax Parcel Number(s): P107412

Amount Paid: 3921.00  
Skagit Co. Treasurer

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: August 4, 2008

WELLS FARGO BANK, N.A., AS TRUSTEE FOR ABFC 2006-OPTI TRUST, ABFC ASSET-BACKED CERTIFICATES, SERIES 2006-OPTI

*Melissa Levy*

*Sandra Young*  
Sandra Young  
Assistant Secretary

By AMERICAN HOME MORTGAGE SERVICING, INC. AS ATTORNEY IN FACT FOR WELLS FARGO BANK N.A. Melissa Levy Assistant Secretary

STATE OF CA  
COUNTY OF Orange

I certify that I know or have satisfactory evidence that Melissa Levy & Sandra Young is the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument, on oath stated that they are authorized to execute the instrument and acknowledged it as the Assistant Secretary of WELLS FARGO BANK, N.A., AS TRUSTEE FOR ABFC 2006-OPTI TRUST, ABFC ASSET-BACKED CERTIFICATES, SERIES 2006-OPTI BY AMERICAN HOME MORTGAGE SERVICING, INC. AS ATTORNEY IN FACT FOR WELLS FARGO BANK N.A. to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

AUG 11 2008

Dated: AUG 11 2008

*Sindi Sharbono*

Notary Public in and for the State of  
Residing at  
My appointment expires:

SINDI SHARBONO  
Commission # 1607228  
Notary Public - California  
Orange County  
My Comm. Expires Sep 17, 2009