



201104210082

Skagit County Auditor

4/21/2011 Page 1 of 4 3:39PM

Recording requested by:
Service Link

Return Address:
Jonathan and Katherine Gunderson
16738 Frazier Lane
Burlington WA 98233

CHICAGO TITLE
620012804

| |
|---|
| <p>Document Title(s)</p> <p>Special Limited Warranty Deed</p> |
| <p>Reference Number(s) of Documents assigned or released:</p> |
| <p>Grantor(s)</p> <p>Federal National Mortgage Association</p> |
| <p>Grantee(s)</p> <p><i>R.</i> Jonathan D Gunderson and Katherine D Gunderson husband and wife</p> |
| <p>Legal Description (abbreviated: i.e. lot, block, plat or section, township, range)</p> <p>(0.4800 ac) PTN SW1/4 SE1/4 AKA TR C S/P23-85 DT 19 DK 12 AF#8509200002 EXC TH 5FT STRIP LY ALG NWLY BDY THOF ADJ TO TR D SD S/P</p> |
| <p>Assessor's Property Tax Parcel/Account Num</p> <p>P21053 / P21057 / P21055</p> |
| <p>The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.</p> |

Commitment Number: 2630635
Seller's Loan Number: 1706445208

After Recording Return To:

Jonathan D Gunderson
Katherine D Gunderson
16738 Frazier Lane
Burlington, WA 98233

This instrument prepared by:
Servicelink
250 Commerce, 2nd floor
Irvine, CA 92602

SPECIAL/LIMITED WARRANTY DEED

Federal National Mortgage Association, whose mailing address is 14221 Dallas Parkway, Suite 1000, Dallas, TX 75254, hereinafter grantor, for \$160,000.00 (One Hundred Sixty Thousand and no Cents) in consideration paid, grants with covenants of limited warranty to Jonathan D Gunderson and Katherine D Gunderson, husband and wife, hereinafter grantee, whose tax mailing address is 16738 Frazier Lane, Burlington, WA 98223, the following lands and property, together with all improvements located thereon, lying in the County of Skagit, State of Washington, to-wit:

*Jr

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Assessor's Property Tax Parcel/Account Number: P21053 / P21057 / P21055

Property Address is: 16738 Frazier Lane, Burlington, WA 98223

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.



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Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

1169
APR 21 2011

Amount Paid \$
Skagit Co. Treasurer
By *man* Deputy

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: 201010120150

WITNESS Grantor(s) hand(s) this the 20th day of April, 2011.

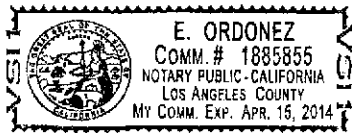
Federal National Mortgage Association

By: [Signature]
ServiceLink, as attorney in fact Gladys Franco
Its: AVP

STATE OF California
COUNTY OF Orange

On this 20th day personally appeared before me, a notary public, Gladys Franco, to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and seal of office this 20th day of April, 2011.



[Signature]
Notary Public residing at Orange County
Printed Name: E. Ordonez

My Commission Expires: April 15, 2014



EXHIBIT "A"

Order No.: 620012804

For APN/Parcel ID(s): P21053, P21057, P21055, 340302-4-002-0609, 340302-4-002-1102 and
340302-4-002-0807

PARCEL A:

Tract C, SKAGIT COUNTY SHORT PLAT NO. 23-85, approved September 19, 1985, and recorded September 20, 1985, in Volume 7 of Short Plats, page 44, under Auditor's File No. 8509200002, records of Skagit County, Washington; being a portion of the South Half of the Southeast Quarter of Section 2, Township 34 North, Range 3 East of the Willamette Meridian.

EXCEPT the Northwesterly 5 feet thereof.

Situated in Skagit County, Washington.

PARCEL B:

The Southeasterly 5 feet of the Northeasterly 198 feet of Tract E, Skagit County Short Plat No. 23-85, approved September 19, 1985, and recorded September 20, 1985, in Volume 7 of Short Plats, page 44, under Auditor's File No. 8509200002, records of Skagit County, Washington; being a portion of the South Half of the Southeast Quarter of Section 2, Township 34 North, Range 3 East of the Willamette Meridian.

Situated in Skagit County, Washington.

PARCEL C:

An undivided 25-percent interest in said Tract E, Skagit County Short Plat No. 23-85, approved September 19, 1985, and recorded September 20, 1985, in Volume 7 of Short Plats, page 44, under Auditor's File No. 8509200002, records of Skagit County, Washington; being a portion of the South Half of the Southeast Quarter of Section 2, Township 34 North, Range 3 East of the Willamette Meridian.

EXCEPT the following described portions thereof:

- 1) The Southeasterly 5 feet of the Northeasterly 198 feet thereof;
- 2) The Northwesterly 5 feet of the Southeasterly 10 feet of the Northeasterly 259.46 feet thereof;
- 3) The Northwesterly 5 feet of the Southeasterly 15 feet of the Northeasterly 259.46 feet thereof;
- 4) That certain 5-foot wide strip of land lying between the Southwesterly extensions of the Northwesterly and Southeasterly lines of Exception 3 hereinabove.
- 5) That certain 5-foot wide strip of land the centerline of which runs between the mid-point on the Southwesterly line of exception 2 hereinabove and the Easterly most corner of Tract D of said short plat.

Situated in Skagit County, Washington.

PARCEL D:

An easement for ingress, egress and utilities over and across Tract E, SKAGIT COUNTY SHORT PLAT NO. 23-85, approved September 19, 1985, and recorded September 20, 1985, in Volume 7 of Short Plats, page 44, under Auditor's File No. 8509200002, records of Skagit County, Washington; being a portion of the South Half of the Southeast Quarter of Section 2, Township 34 North, Range 3 East of the Willamette Meridian.

Situated in Skagit County, Washington.



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Skagit County Auditor