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Skagit County Auditor

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APR 26 2011

Amount Paid \$ ~~20~~  
By Skagit Co. Treasurer Deputy  
*am*

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~~XXXXXX and recorded under Auditor's file number 200207160104, the beneficial interest being now held by Errol Hanson Funding Inc.~~

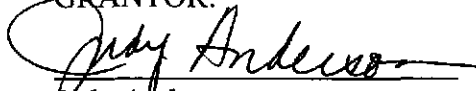
The consideration therefore is the full release of all debts and obligations heretofore existing on account of that certain mortgage on said premises, recorded under Auditor's file No. 200909030063, ~~and under file No. 200207160104 recorded in Skagit County.~~

It is warranted and covenanted by the Grantor in executing this Deed in Lieu of Foreclosure and agreed by the Grantee in accepting the Deed as follows:

1. This deed is executed voluntarily by Grantor, and not pursuant to duress or threats of any kind. Furthermore, it is executed and delivered in mutual good faith between Grantor and Grantee, and is not given or intended to hinder, delay, or defraud any creditor, or to contravene any of the bankruptcy laws of the United states or applicable laws.
2. Grantor further warrant and represents that: (a) the Grantor have full power and authority to execute and deliver this Deed in Lieu; (b) this conveyance and assignment is freely and fairly made; and (c) Grantor is not rendered insolvent by this conveyance and assignment.
3. The Grantee by accepting and recording this deed does not intend a merger of its interest under that certain deed of trust referenced above with the fee title herein conveyed to take place, and it is the intention of the parties that the property described above shall remain subject to the lien of said deed of trust. This instrument is not intended to provide for merger of the beneficial interests with this deed in this estate. **Grantee retains the right to proceed with the foreclosure of the Deed of Trust, against the property in the event a foreclosure is required to clear title to the property of any existing or future encumbrances junior to the Deed of Trust.**

DATED this 19 day of April, 2011.

GRANTOR:

  
Judy Anderson



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STATE OF California )  
COUNTY OF San Diego ) ss:

On this day personally appeared before me **Judy Anderson**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 19 day of April, 2011.



Claudio Villarroel  
NOTARY PUBLIC for the State

of California

Residing at: San Diego

My Commission Expires: June 21, 2012

GRANTEE:

**Errol Hanson Funding Inc.**

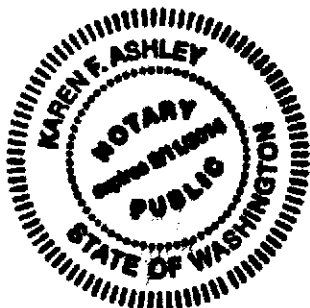
By Errol Hanson

Errol Hanson, President

STATE OF WASHINGTON )  
COUNTY OF SKAGIT ) ss:

THIS IS TO CERTIFY that on this 25 day of April, 2011, before me, the undersigned, a notary public in and for the State of Washington, duly commissioned and sworn, personally appeared **Errol Hanson** to me known to be the Owner and President of **Errol Hanson Funding Inc.**, the corporation that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation for the uses and purposes therein mentioned, and on oath stated that said individual was authorized to execute said instrument.

Witness my hand and official seal hereto affixed the day and year first above written.



Karen Ashley  
NOTARY PUBLIC for Washington

My Commission Expires: 9-11-2014



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**EXHIBIT "A"**

**LEGAL DESCRIPTION**

That part of the East 374 feet of the West  $\frac{1}{2}$  of Tract 5, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington, that lies North of the County road (now State Highway) right of way, EXCEPT a portion thereof described as follows:

Beginning at the Northwest corner of the East 374 feet of the West  $\frac{1}{2}$  of said Tract 5;  
thence South parallel with the East line of said West  $\frac{1}{2}$  of Tract 5 to intersect with the North right of way line of the County road (now State Highway);  
thence Northeasterly along said right of way 106 feet;  
thence due North to the North line of said Tract 5;  
thence West to the point of beginning.

TOGETHER WITH the portion of an unnamed street adjoining the North boundary thereof, which upon vacation reverted to said premises by operation of law.

Situate in the County of Skagit, State of Washington.



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