



201208200102

Skagit County Auditor

8/20/2012 Page

1 of

2 2:17PM

WHEN RECORDED MAIL TO:

*Bank of America, N.A., Tx2-979-01-19
4500 Amon Carter Blvd.
Fort Worth, TX 76155*

Mail tax statements to same address
Same as address above

SPECIAL WARRANTY DEED 2

In Lieu of Foreclosure

TS#: 01-FSF-120808

Order No.: 6861279

1ST AM @103

THE GRANTOR, James W. Macartney and Elke S. Macartney, for and in consideration of CANCELLATION OF INDEBTEDNESS, grant(s), bargain(s), sell(s), convey(s) and confirm(s) to Bank of America, N.A., as such, the following described real estate situated in the County of Skagit, State of Washington, together with any mobile or manufactured home(s) thereon.

Tax Parcel No.: P129360

Full Legal Description:

LOT 623, "SURVEY OF SHELTER BAY DIV. 4, TRIBAL AND ALLOTTED LANDS OF SWINOMISH INDIAN RESERVATION," AS RECORDED IN VOLUME 48 OF OFFICIAL RECORDS, PAGES 627 THROUGH 631, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

This deed is absolute conveyance of title and is executed and delivered in lieu of foreclosure by Grantors of that certain Deed of Trust dated March 12, 2008 and recorded under Auditor's No. 200803180072 on March 18, 2008 in Skagit County, Washington.

Grantor concurrently herewith transfer(s) and assign(s) any and all reserve accounts held with respect to the subject loan account to Grantee.

Grantor warrants that no labor has been performed nor any materials delivered to the property described herein which have been fully paid and in consequence of which any lien may be claimed or enforced against said property.

Grantor agrees that this deed shall not operate to extinguish that deed of trust referred to hereinabove and unless and until this deed is accepted by Grantee and placed by Grantee of record.

The Grantor and his successors in interest do by these presents expressly limit the covenants of the deed to these herein expressed, and exclude all covenants arising or to arise by statutory or other implication and do hereby covenant that against all persons whosoever lawfully claiming or to claim by, through or under said Grantors and not otherwise, will forever warrant and defend the said described real estate.

J. W. Macartney
By: JAMES W. MACARTNEY

Elke S. Macartney
By: ELKE S. MACARTNEY

August 10, 2012
Dated

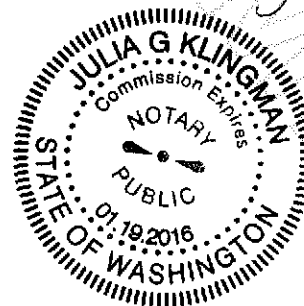
STATE OF Washington
COUNTY OF Skagit } ss.

On August 10, 2012, before me Julia G. Klingman, Notary Public in and for said county, personally appeared James W. Macartney and Elke S. Macartney, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are described to the within instrument and acknowledge to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Washington that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

By: Julia G. Klingman
Notary Public residing at Shawcross
Printed Name Julia G. Klingman
My commission expires 1-19-16



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20122529
AUG 20 2012

Amount Paid \$ 10
Skagit Co. Treasurer
By MG Deputy

