

AFTER RECORDING MAIL TO:

Daniel N. Holden
1104 15th St.
Anacortes, WA 98221



201209280158

Skagit County Auditor

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CHICAGO TITLE

620016912-M

[Note: A 3 inch top margin is required.]

BARGAIN AND SALE DEED ©

JPMorgan Chase Bank, National Association, whose mailing address is 7301 Baymeadows Way, FL5-7335, Jacksonville, FL 32256, for and in consideration of One hundred eight thousand, nine hundred Dollars (\$108,900.00), in hand paid, bargains, sells, and conveys to Daniel N. Holden, an unmarried man, whose mailing address is 1104 15th St., Anacortes, WA 98221 ("Grantee"), the following described estate, situated in the County of Skagit, State of Washington, subject to the encumbrances and exceptions described on Exhibit A attached hereto:

LOTS 19 AND 20, BLOCK 54, "MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON", ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGES 4 THROUGH 7, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Assessor's Property Tax Parcel/Account Number: P55245

Grantor for itself/themselves and for its/their successors in interest do(es) by these presents expressly limit the covenants of this 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 and not otherwise, it/they will forever warrant and defend the said described real estate.

(Signature Page Follows)

ACCOMMODATION RECORDING

Chicago Title has placed this document for recording as a customer courtesy and accepts no liability for its accuracy or validity

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20123075
SEP 28 2012

Amount Paid \$ 1943.⁴²
Skagit Co. Treasurer
By *Cham* Deputy

(Signature Page to Bargain and Sale Deed)

Dated: 9-26-12

GRANTOR:

N/A
JPMorgan Chase Bank, National Association
By: Chayer
Name: Cheryl Thayer
Its: Vice President

STATE OF WASHINGTON)

COUNTY OF _____)

See Attached
Notary Acknowledgement

I certify that I know or have satisfactory evidence that _____ [Name] is the person who appeared before me, and said person acknowledged that s/he signed this instrument, on oath stated that s/he was authorized to execute the instrument and acknowledged it as the _____ [Title] of _____ [Name of corporation, limited liability company or partnership], a _____ [Type of Entity and State of Organization for such corporation, limited liability company or partnership] to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____

Notary Public in and for the State of Washington

My appointment expires: _____



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Notary Acknowledgement®

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this September 26, 2012, by Cheryl Thayer, the Vice President of JPMorgan Chase Bank, NA, a United States corporation, on behalf of the corporation. He/she is personally known to me.

KANDIE NICOLE GEORGE
NOTARY PUBLIC - STATE OF FLORIDA
COMMISSION # DD893649
MY COMMISSION EXPIRES MAY 27, 2013

X

Notary Public

(seal)

Printed Name: Kandie Nicole George



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EXHIBIT A

Permitted Encumbrances and Exceptions

1. The lien of taxes and assessments for the current year and subsequent years.
2. Matters that would be shown by an accurate survey and inspection of the property.
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable.
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist).
5. All roads and legal highways.
6. Rights of parties in possession (if any).
7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.



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