

When recorded return to:
THOMAS A PETERSON
417 STATE STREET
SEDRO WOOLLEY WA 98284



201311270004

Skagit County Auditor \$76.00
11/27/2013 Page 1 of 5 8:53AM

LAND TITLE OF SKAGIT COUNTY

148144-D

SPECIAL WARRANTY DEED
(Not Statutory)

THE GRANTOR(S) Fannie Mae A/K/A Federal National Mortgage Association organized and existing under the laws of the United States of America

for and in consideration of Ten Dollars (\$10) and other good and valuable consideration,

in hand paid, bargains, sells, and conveys to **THOMAS A PETERSON, A MARRIED MAN** the following described estate, situated in the County of SKAGIT, State of Washington:

Attached Exhibit "A"

Abbreviated Legal: PTN N 1/2 OF NE 1/4, 14-35-5 E W.M.

Tax Parcel Number(s): 350514-0-005-0102 p 39033

Dated: 11/22/13

Federal National Mortgage Association
By Old Republic Title, Ltd., a Washington Corporation
Its: Attorney in Fact

By: *Sherri Lichy*
Name: Sherri Lichy
Its: Vice President

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2013 4746
NOV 27 2013

Amount Paid \$0
Skagit Co. Treasurer
By *Mia* Deputy

STATE OF Washington, COUNTY OF Snohomish

On this 22 day of November, A.D. 2013, before me, the undersigned, a Notary Public in and for the State of Washington,
Duly commissioned and sworn personally appeared

Sherri Lichty, Vice President of Old Republic Title, Ltd.

To me known to be the individual who executed the foregoing instrument as Attorney in Fact of

Fannie Mae A/K/A Federal National Mortgage Association

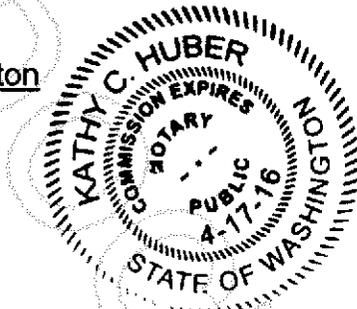
Therein described and acknowledged to me that he/she/they signed and sealed the instrument as such Attorney in Fact for said Principal, freely and voluntarily, for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said Sherri Lichty is now living.

WITNESS my hand and official seal hereto affixed the day and year in this certificate above written.



Printed Name:
Notary Public in and for the State of Washington

Residing at 2K Steves
My Commission Expires: 4/17/16



Please place Notary Stamp/Seal Above This line
NOTARY STAMP/SEAL MUST NOT BE PLACED IN THE MARGINS



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Schedule "A-1"

Exh A

148144-O

DESCRIPTION:

That portion of the North ½ of the Northeast ¼, Section 14, Township 35 North, Range 5 East, W.M., described as follows:

Beginning at a point on the North line of the right of way of the Puget Sound and Baker River Railroad, 1,010.2 feet East of the centerline of said Section 14;
running thence Easterly along said North line 330 feet;
thence North 9°40' East 153.2 feet;
thence North 72°26' West 350 feet;
thence South to the point of beginning,

EXCEPT that portion thereof conveyed to the State of Washington for secondary State Highway No. 17-A by deed dated February 6, 1948, and recorded under Auditor's File No. 415709.

Situate in the County of Skagit, State of Washington.



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Exhibit B

Escrow holder is hereby instructed and authorized to cause the policy of title insurance in favor of the buyer herein subject to the following deed restriction:

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES PRICE OF GREATER THAN \$ 52800 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THE RECORDING OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN \$ 52800 FOR A PERIOD OF 3 MONTH(S) FROM THE DATE OF THE RECORDING OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE. THIS RESTRICTION SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.



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EXCEPTIONS:

A. EASEMENT AND THE TERMS AND CONDITIONS THEREOF:

Grantee:	Puget Sound Power & Light Company, a Washington corporation
Purpose:	One or more electric transmission and/or distribution lines
Area Affected:	Exact location not described
Dated:	January 29, 1986
Recorded:	January 30, 1986
Auditor's No.:	8601300042



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