



201401170079

Skagit County Auditor

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After Recording Return To:**TAMMY L. OLANDER****1930 SE Camano Drive, Camano Island, WA 98282**

This document generated
under the auspices of, and approved by:

JURIS DOC PREP**801 FOREST RIDGE DRIVE****SUITE 108****BEDFORD, TX 76022****817.510.3113****Mail Tax Statements To:****TAMMY L. OLANDER****1930 SE Camano Drive, Camano Island, WA 98282***CHICAGO TITLE 620020621***Parcel Number/APN: 3869-014-013-0000****Grantor: THE SECRETARY OF VETERANS AFFAIRS****Grantee: TAMMY L. OLANDER****ABBREVIATED LEGAL: Lot 13 Block N Cape Horn On The Skagit Div. 2****Full legal description - Page 2****This instrument prepared by:**

Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550,
Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170 and Vic J. Devlaeminck Esq.,
Attorney At Law, Washington State Bar Number: 16609.

Commitment Number: REO:375264

SPECIAL WARRANTY DEED*Pursuant to provisions of 38 U.S.C. 3720 (a)(6)**THE SECRETARY OF VETERANS AFFAIRS does not seek to exercise
exclusive jurisdiction over the within described property***(the property being conveyed herein was foreclosure property)**

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF \$42,000.00 (Forty Two Thousand Dollars and Zero Cents), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, THE SECRETARY OF VETERANS AFFAIRS, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, DC 20420, hereinafter referred to as **GRANTOR**, does hereby grant, convey unto TAMMY L. OLANDER*, whose tax-mailing address is 1930 SE Camano Drive, Camano Island, WA 98282, hereinafter referred to as **GRANTEE(S)**, the following land and property, together with all improvements located thereon, lying in the County of Skagit, State of Washington, to-wit:

*a married woman, as her separate estate

LOT 13, BLOCK N, "CAPE HORN ON THE SKAGIT DIVISION NO. 2", AS PER PLAT RECORDED IN VOLUME 9 OF PLATS, PAGES 14 THROUGH 19, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON, TOGETHER WITH A 1999 SKYLINE, GREENBRIER MANUFACTURED HOME, SERIAL # VIN 21910864L

BEING THE SAME PROPERTY CONVEYED TO THE SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA BY DEED RECORDED AT 201307230066 IN THE LAND RECORDS OF SKAGIT COUNTY, WASHINGTON.

PROPERTY ADDRESS: 42112 CAPE HORN DRIVE, CONCRETE, WA 98237

The legal description was provided by agent for grantor.

This deed warrants title only against claims held by, through, or under the Grantor, or against encumbrances made or suffered by the Grantor, and it cannot be held to warrant title generally against all persons

Grantor does further covenant and bind itself, and its successors and assigns to warrant and defend the title to the property to the said Grantees against the lawful claims of all persons claiming by, through or under the Grantor, but no further or otherwise.

TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' heirs and assigns, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantor's respective successors and assigns, and any predecessor, successor, subsidiary or affiliated corporation or other entity hereby covenant with GRANTEES that Grantor is lawfully seized in fee simple of said premises; and that Grantor has a good right to sell and convey the same as aforesaid;

The undersigned persons executing this Deed on behalf of said Grantor corporation/government entity represent and certify that they are duly elected officer or other corporate official of said entity and have been fully empowered by proper resolution to execute and deliver this deed; that the Grantor has full corporate capacity to convey the real estate described herein, and that all necessary corporate action for the making of such conveyance has been taken and done.



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IN WITNESS WHEREOF, Grantor executes this document on this 14 day of January, 2014

2014181
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 17 2014

Amount Paid \$ 0
Skagit Co. Treasurer
By MF Deputy

THE SECRETARY OF VETERANS AFFAIRS, An officer
of the United States of America

By: [Signature]

Printed Name

Title

By the Secretary's duly authorized property

Management contractor, Vendor Resource Management, pursuant to a
delegation of authority found at 38 C.F.R. 36.4345(f)

STATE: TEXAS

COUNTY: Denton

ACKNOWLEDGED AND EXECUTED BEFORE ME, the undersigned authority,
personally appeared [Signature], on behalf of Vendor Resource Management who is
the Secretary's duly authorized property Management contractor pursuant to a delegation of
authority found at 38 C.F.R. 36.4345(f) to me known or has shown _____ as identification,
and is the person who executed the foregoing instrument on behalf of the Secretary of
Veterans Affairs, and acknowledged that he/she executed the same as the free act and deed of
said Secretary.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the
State of TEXAS aforesaid, this 14 day of January, 2014.

[Signature]
Notary Public

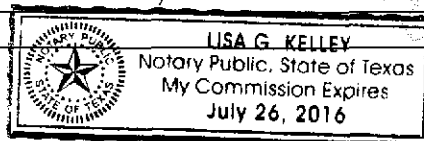
PRINTED NAME: Lisa G. Kelley

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

RESIDING AT: _____

MY COMMISSION EXPIRES ON: _____

Commitment Number: REO:375264



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