



201404290069

Return Address:

FORD SERVICES, LLC
c/o Gary DeBoer
32026 26th Avenue SW
Federal Way, WA 98023

Skagit County Auditor \$74.00
4/29/2014 Page 1 of 3 12:21PM

Document Title(s) (or transactions contained therein):

- 1. **SHERIFF'S DEED**
- 2.
- 3.
- 4.

Grantor(s) (Last name first, then first name and initials)

- 1. **SKAGIT COUNTY SHERIFF**
- 2.
- 3.
- 4.
- 5. Additional names on page ___ of document.

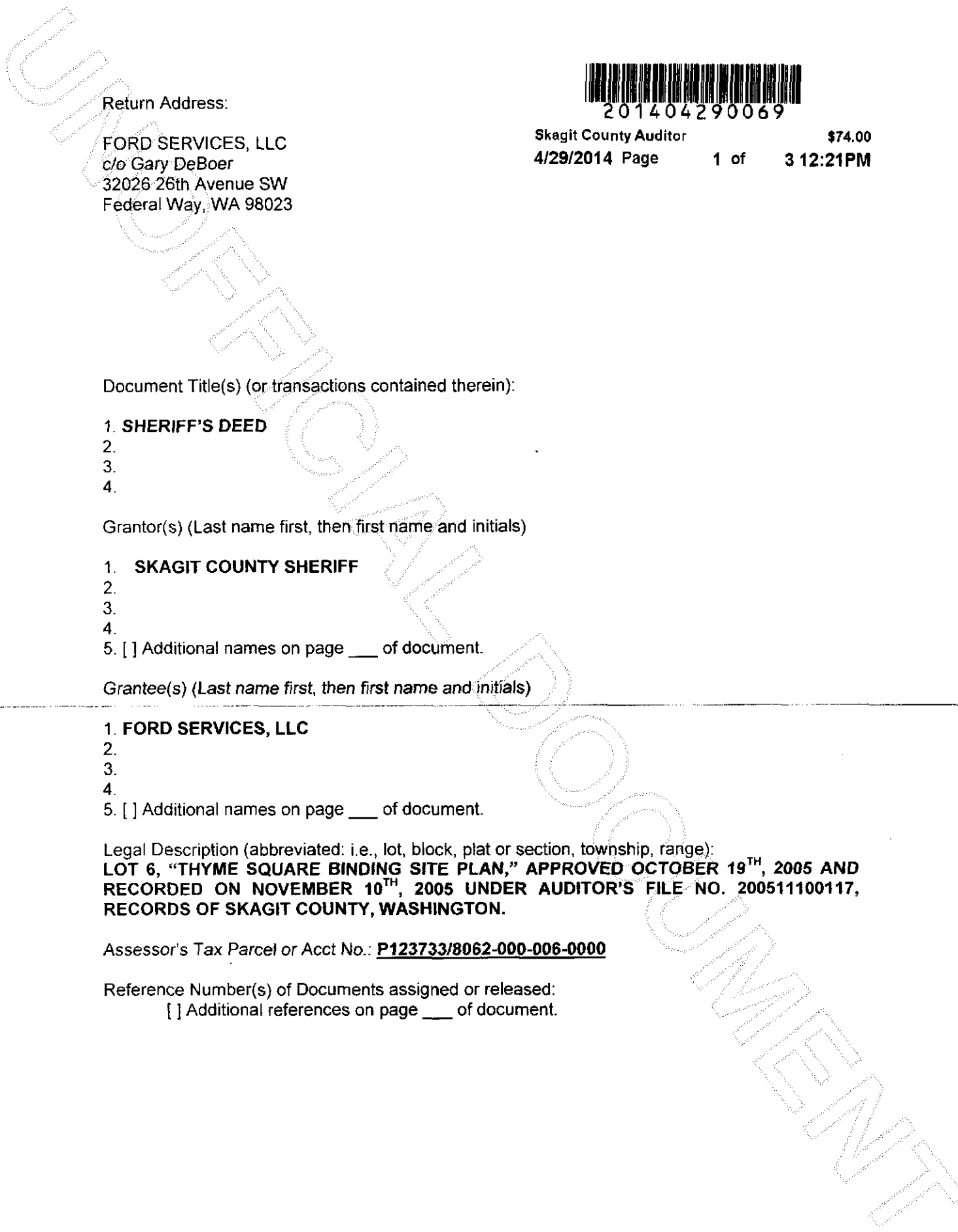
Grantee(s) (Last name first, then first name and initials)

- 1. **FORD SERVICES, LLC**
- 2.
- 3.
- 4.
- 5. Additional names on page ___ of document.

Legal Description (abbreviated: i.e., lot, block, plat or section, township, range):
LOT 6, "THYME SQUARE BINDING SITE PLAN," APPROVED OCTOBER 19TH, 2005 AND RECORDED ON NOVEMBER 10TH, 2005 UNDER AUDITOR'S FILE NO. 200511100117, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Assessor's Tax Parcel or Acct No.: **P123733/8062-000-006-0000**

Reference Number(s) of Documents assigned or released:
 Additional references on page ___ of document.



SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

**THE CITY OF SEDRO-WOOLLEY, a Washington
municipal corporation,**

Plaintiff,

vs.

**JOSE JUAN AMARO & MARY AMARO, h/w;
DEUTSCH BANK NATIONAL TRUST COMPANY, as
Trustee on behalf of the Certificate Holders of
the Morgan Stanley ABS Capital I Inc. Trust
2006-HE6, Mortgage Pass-Through Certificates,
Series 2006-HE6,**

Defendants.

Cause No.: **12-2-02138-7**

**SHERIFF'S DEED
TO REAL PROPERTY**

ORIGINAL

I, Will Reichardt, Sheriff of Skagit County, State of Washington, do hereby certify that an ORDER OF SALE did issue out of the Superior Court of SKAGIT County, Washington, on February 26, 2013, upon a judgment rendered in Superior Court of SKAGIT County, Washington on February 8, 2013, in favor of THE CITY OF SEDRO-WOOLLEY, for the sum of eight thousand eight hundred eighty-three dollars and sixty-three cents (\$8,883.63).

The ORDER OF SALE, issued to the Sheriff of Skagit County, Washington, was received by the Sheriff on March 1, 2013, and commanded the Sheriff to cause the amount of the judgment to be made out of the real estate described in the ORDER OF SALE.

The Sheriff did, in obedience to the ORDER OF SALE, levy upon the real property described below, and on March 6, 2013, sold the real property at public auction, for cash in hand, at the front door of the Skagit County Courthouse, 205 W. Kincaid, Mount Vernon, Skagit County, Washington, at 10:30 AM, after having first given notice of the time and place of the sale according to law.

At the sale, the premises were sold to HERITAGE FOREST LLC ("Purchaser"), the highest and best bidder, for the sum of forty thousand dollars (\$40,000.00). The Sheriff thereupon delivered to said purchaser a Certificate of Sale as required by law and on April 19, 2013, the above entitled court in it's order made and duly entered, confirmed said sale.

On December 23, 2013, FORD SERVICES, LLC provided documentation of their right to redeem said real estate; and, on January 9, 2014 after receipt of funds to the purchaser,



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FORD SERVICES, LLC was provided a Certificate of Redemption of Real Estate. Any further possible redemption of the real estate, as of this date, has expired.

Now, therefore, I, Will Reichardt, the Sheriff of Skagit County, by virtue of the ORDER OF SALE, the enabling statutes, and in consideration of the receipt for the sum of money last stated above, do hereby grant, bargain, sell, convey and confirm FORD SERVICES, LLC as the purchaser at said sale, or his successor in interest, or as a redemptioner so hereto entitled, and to his heirs, successors, and assigns forever the real estate described below.

Assessor's Parcel/Tax ID Number: P123733 / 8062-000-006-0000

Lot 6, "THYME SQUARE BINDING SITE PLAN", approved October 19th, 2005 and recorded on November 10th, 2005 under Auditor's File No. 2005111100117, records of Skagit County, Wash.

Also commonly known as 190 N Township St, Sedro-Woolley, Washington 98284.

Given under my hand this 23rd day of April 2014.

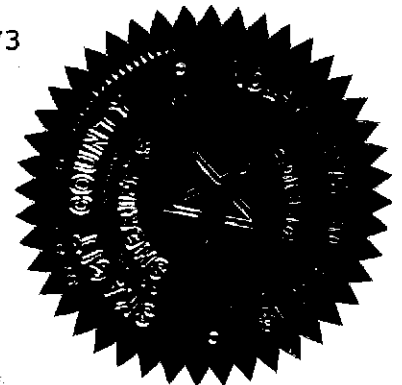
Will Reichardt

Will Reichardt
Sheriff of Skagit County, State of Washington
600 South 3rd Street
Mount Vernon WA 98273

2014 1408
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

APR 29 2014

Amount Paid \$ *φ*
Skagit Co. Treasurer
By *MF* Deputy



STATE OF WASHINGTON

ss.

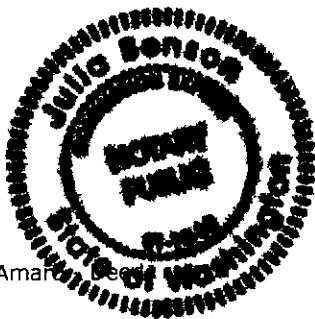
County of Skagit

Before me the undersigned, Julia Benson, on this 23rd day of April, 2014, personally appeared Will Reichardt, Sheriff of the County of Skagit, State of Washington, personally known to me to be the individual described in and who executed the foregoing instrument and acknowledged to me that he executed the same freely and voluntarily, and for the uses and purposes, in the capacity therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above mentioned.

Julia Benson

Julia Benson, NOTARY PUBLIC in and for the State of Washington, residing in Mount Vernon. My commission expires January 15, 2018.



13-1001 - Amara



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