

Skagit County Auditor
11/10/2015 Page 1 of 3 2:24PM \$75.00

AFTER RECORDING MAIL TO:

ALEXA DAVISON
TIMIOS, INC.
5716 CORSA AVENUE, #102
WESTLAKE VILLAGE, CA 91362

R# 1170674

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20154613
NOV 10 2015

Amount Paid \$ 3209.⁰⁰
Skagit Co. Treasurer
By *Madm* Deputy

SPECIAL WARRANTY DEED

Grantor(s): THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE
FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST
2005-86CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-86CB
Grantee(s): SARA OLIVERA
Abbreviated Legal: LOT 143, ROSEWOOD P.U.D. PHASE 2, DIVISION III
Additional legal(s) on page: EXHIBIT A
Assessor's Tax Parcel Number(s): P122861/4356-00-143-0000

THE GRANTOR, THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE
FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-86CB
MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-86CB (herein, "Grantor"), whose address
is 4425 Ponce De Leon Boulevard, 5th Floor, Coral Gables, FL 33146, for and in consideration of Ten
Dollars and other good and valuable consideration in hand paid, hereby bargains, sells and conveys to
SARA OLIVERA (herein, "Grantee"), whose address is 1400 N 30th, #142, Mount Veron, WA 98273,
all of Grantor's interest in and to the following described real estate, situated in the County of Skagit,
State of Washington:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 3009 Briarwood Circle, Mount Vernon, WA 98173

Subject to easements, reservations, restrictions, covenants and conditions of record, if any.

Said property being the same property conveyed to Grantor and as described in instrument recorded on
June 19, 2015, as Recording Number 201506190105.

AND Grantor does hereby bind Grantor and Grantor's heirs, successors and assigns, to forever defend,
all and singular, title to the said property unto Grantee and Grantee's heirs, successors and assigns,
against the lawful claims and demands of all persons claiming by, from or under Grantor, but against
no other claims or persons.

Dated this NOVEMBER 5, 2015.

GRANTOR:

THE BANK OF NEW YORK MELLON
FKA THE BANK OF NEW YORK, AS
TRUSTEE FOR THE
CERTIFICATEHOLDERS OF CWALT,
INC., ALTERNATIVE LOAN TRUST
2005-86CB MORTGAGE PASS-
THROUGH CERTIFICATES, SERIES
2005-86CB BY BAYVIEW LOAN
SERVICING, LLC AS ATTORNEY IN
FACT

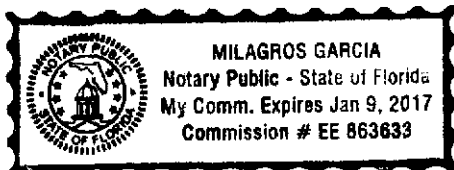
By: [Signature]
Printed Name: PATRICK JOYCE
Title: ASSISTANT VICE PRESIDENT

STATE OF FLORIDA
COUNTY OF MIAMI DADE

On this day personally appeared before me PATRICK JOYCE, to me known
to be the ASSISTANT VICE PRESIDENT of BAYVIEW LOAN SERVICING, LLC AS ATTORNEY IN FACT
FOR THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE
CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-86CB MORTGAGE
PASS-THROUGH CERTIFICATES, SERIES 2005-86CB, who executed the within and foregoing
instrument, and acknowledged said instrument to be the free and voluntary act and deed of the
corporation, for the uses and purposes therein mentioned, and on oath state that he/she was authorized to
execute said instrument.

Dated: 11.5.2015

[AFFIX NOTARY SEAL]



Print name: Milagros Garcia
Notary Public in and for the State of FLORIDA
Residing at: _____
My commission expires: _____

EXHIBIT A

[Legal Description]

LOT 143, "ROSEWOOD P.U.D. PHASE 2, DIVISION III", RECORDED MAY 16, 2005, UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200505160223, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN SKAGIT COUNTY, WASHINGTON.

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.