



201603240069

Skagit County Auditor

3/24/2016 Page

1 of

4

3:08PM

\$76.00

AFTER RECORDING RETURN TO:

RCO LEGAL, P.S.
13555 SE 36TH ST., SUITE 300
BELLEVUE, WA 98006
Ref: 89398 - Allison

Document Title:
SHERIFFS DEED TO REAL PROPERTY

Reference Number(s) of Documents referenced in Litigation:
Deed of Trust Recording No. 200804300061

Grantor:
Skagit County Sheriff

Land Title and Escrow

Grantee:
Federal National Mortgage Association

*Accommodation
ONLY*

Legal Description as follows:
LOT 19, "PRESSENTIN CREEK WILDERNESS DIV. NO. 2," ACCORDING TO THE PLAT RECORDED IN VOLUME 9 OF PLATS, PAGES 38 AND 39, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THAT PORTION OF SAID LOT 19, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 22 OF SAID SUBDIVISION;
THENCE NORTH 00°36'30" EAST A DISTANCE OF 8 FEET;
THENCE WESTERLY ALONG A LINE RUNNING PARALLEL WITH THE SOUTH LINE OF SAID LOT 19 TO THE WEST LOT LINE THEREOF;
THENCE SOUTHERLY ALONG SAID WESTERLY LINE OF LOT 19 TO THE SOUTH LINE THEREOF, ALSO BEING THE NORTH LINE OF LOT 22;
THENCE SOUTH 89°23'30" EAST ALONG THE NORTH LINE OF SAID LOT 22, 73.80 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

Assessor's Property Tax Parcel/Account Number:
3969-000-019-0002

m# 20941

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016983
MAR 24 2016

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

SUPERIOR COURT OF THE STATE OF WASHINGTON, COUNTY OF SKAGIT

**NATIONSTAR MORTGAGE LLC D/B/A CHAMPION
MORTGAGE COMPANY, its successors in interest
and/or assigns,**

Plaintiff,

vs.

**UNKNOWN HEIRS AND DEVISEES OF IRLINE J.
ALLISON; ESTATE OF IRLINE J. ALLISON;
UNKNOWN HEIRS AND DEVISEES OF JOHN
MILTON ALLISON, III; JENINE M. ALLISON;
JENIFER M. ALLISON; JACOB M. ALLISON;
JASON M. ALLISON; JOSHUA M. ALLISON; JOHN
M. ALLISON, IV; JARED ALLISON; JASMINE
ALLISON; UNITED STATES OF AMERICA; STATE
OF WASHINGTON; OCCUPANTS OF THE
PREMISES,**

Defendants.

Cause No.: 14-2-00029-7

**SHERIFF'S DEED
TO REAL PROPERTY**

ORIGINAL

I, Will Reichardt, Sheriff of Skagit County, State of Washington, do hereby certify that a WRIT FOR ORDER OF SALE did issue out of the Superior Court of SKAGIT County, Washington, on June 10, 2015, upon a judgment rendered in Superior Court of SKAGIT County, Washington on May 1, 2015, in favor of NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, for the sum of one hundred forty-nine thousand, nineteen dollars and seventy-nine cents (\$149,019.79).

The WRIT FOR ORDER OF SALE, issued to the Sheriff of Skagit County, Washington, was received by the Sheriff on June 29, 2015, and commanded the Sheriff to cause the amount of the judgment to be made out of the real estate described in the WRIT FOR ORDER OF SALE.

The Sheriff did, in obedience to the WRIT FOR ORDER OF SALE, levy upon the real property described below, and on August 28, 2015, 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 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY ("Purchaser"), the highest and best bidder, for the sum of eighty-five thousand dollars (\$85,000.00). The Sheriff thereupon delivered to said purchaser a

Certificate of Sale as required by law and on October 30, 2015, the above entitled court in its order made and duly entered, confirmed said sale.

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 WRIT FOR 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 FEDERAL NATIONAL MORTGAGE ASSOCIATION according to the Assignment of Certificate of Sale issued on January 19, 2016, as the purchaser, 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: P68128 / 3969-000-019-0002

LOT 19, "PRESENTIN CREEK WILDERNESS DIV. NO. 2," ACCORDING TO THE PLAT RECORDED IN VOLUME 9 OF PLATS, PAGES 38 AND 39, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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THENCE SOUTH 89°23'30" EAST ALONG THE NORTH LINE OF SAID LOT 22, 73.80 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

Also commonly known as 9043 OAK LANE, CONCRETE WA 98237.

Given under my hand this 17th day of March 2016.



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



STATE OF WASHINGTON

ss.

County of Skagit

Before me the undersigned, Julia Benson, on this 17th day of March 2016, 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.