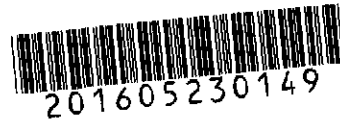


Recording requested by:  
ServiceLink

Return Address:  
Genaro J. Cid and Heather D. Cid  
4008 M Avenue, Anacortes, WA 98221



Skagit County Auditor  
5/23/2016 Page

\$77.00  
1 of 5 1:28PM

CHICAGO TITLE  
620026116

<b>Document Title(s)</b>  SPECIAL/LIMITED WARRANTY DEED
<b>Reference Number(s) of Documents assigned or released:</b>
<b>Grantor(s)</b>  FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION
<b>Grantee(s)</b>  Genaro J. Cid and Heather D. Cid, as husband and wife
<b>Legal Description</b> (abbreviated: i.e. lot, block, plat or section, township, range)  Lot(s): 13 & 14 PTN 12 & 15 Block: 2 BROWNRIGS SECOND ADD to ANACORTES SKAGIT COUNTY, WA
<b>Assessor's Property Tax Parcel/Account Number</b>  3779-002-015-0002
The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

**SPECIAL/LIMITED WARRANTY DEED**

This instrument prepared by:

Jay A. Rosenberg, Rosenberg LPA, Washington State Bar Number 50102; 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209.

After Recording Return To:

**Genaro J. Cid and Heather D. Cid**  
**4008 M Avenue, Anacortes, WA 98221**

Commitment Number: 160006226  
Seller's Loan Number: 1710900080

**ASSESSOR PARCEL IDENTIFICATION NUMBER:**  
**3779-002-015-0002**

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2016-2037  
MAY 23 2016

Amount Paid \$  
Skagit Co. Treasurer  
By *mdm* Deputy

**ABBREVIATED LEGAL: Lot(s): 13 & 14 PTN 12 & 15 Block: 2 BROWNRIGS SECOND  
ADD to ANACORTES**

*SKAGIT COUNTY, WA*

**Exempt: WAC 458-61A-205 (2).**

**FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION**, whose mailing address is **P.O. Box 650043, Dallas, TX 75265-0043**, hereinafter grantor, for \$235,000.00 (Two Hundred Thirty Five Thousand Dollars and Zero Cents) in consideration paid, **GRANTS** and **CONVEYS** with covenants of limited warranty to **Genaro J. Cid and Heather D. Cid**, as husband and wife, hereinafter grantees, whose tax mailing address is **4008 M Avenue, Anacortes, WA 98221**, the following real property:

**LEGAL DESCRIPTION:**

The South 2/3 of Lot 12, all of lots 13 and 14, and the North 1/3 of Lot 15, Block 2, "BROWNRIG'S SECOND ADDITION TO ANACORTES", as per plat recorded in Volume 2 of plats, page 42, records of Skagit County, Washington Situate in Skagit County, Washington.

**Assessor's Parcel Number: 3779-002-015-0002**

**Property Address is: 4008 M Avenue, Anacortes, WA 98221.**

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: \_\_\_\_\_

Executed by the undersigned on 5/20, 2016:

**FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION**

By: **ServiceLink, a Division of Chicago Title Insurance Company, its Attorney In Fact**

By: \_\_\_\_\_

Name: Gladys Franco

Title: AVP

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this \_\_\_\_\_ day of \_\_\_\_\_, 2016,  
by \_\_\_\_\_ of **ServiceLink, A Division of Chicago Title Insurance Company as the Attorney in Fact for FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION**, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown \_\_\_\_\_ as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged, and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.

*See Attached*

\_\_\_\_\_  
NOTARY PUBLIC  
My Commission Expires \_\_\_\_\_

## ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Orange

On May 20, 2016 before me, Regina Jay Eggen - Notary Public  
(insert name and title of the officer)

personally appeared Gladys Franco,  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in  
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the  
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing  
paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]

(Seal)

