

UNRECORDED



201701270224

When recorded return to:

Mr. Juan Gilbert Lopez
238 Central Avenue
Sedro Woolley, WA 98284

Skagit County Auditor

\$75.00

1/27/2017 Page

1 of

3 2:50PM

Filed for Record at Request of
Land Title & Escrow of Skagit & Island County
Escrow Number: 01-160729-OE

Grantor: Secretary Of Housing And Urban Development of Washington, DC
Grantee: Juan Gilbert Lopez

SPECIAL WARRANTY DEED (Not Statutory)

THE GRANTOR THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C. 20410, HIS SUCCESSORS IN INTEREST AND/OR ASSIGNS for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, bargains, sells and conveys to JUAN GILBERT LOPEZ, a single man the following described estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot 18 And Pte Lot 17, Blk 23, Junction Add. To Sedro Replat

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4166-023-018-0004, P76774

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title & Escrow of Skagit & Island County's Preliminary Commitment No. 01-160729-OE

Also subject to: This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey. The US Department of Housing and Urban Development(Seller) agrees to sell the property at the price and terms set forth herein, and to prepare a deed containing a covenant which warrants against the acts of the Seller and all claiming by, through or under him.

Dated January 24th 2017

Johnny Tran
Authorized Agent

Secretary Of Housing And Urban Development
of Washington, DC 20410, HIS SUCCESSORS
AND/OR ASSIGNS

BY: BLB Resources, Authorized Signer

Land Title and Escrow

#01-160729-OE

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2017350
JAN 27 2017

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

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

}
} SS:

I certify that I know or have satisfactory

is

Johnny

the person who appeared

me, and said person acknowledged

He

signed this instrument, on oath

authorized to execute the instrument and is

Authorized Agent

of

HUB

to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated:

1/24/2017

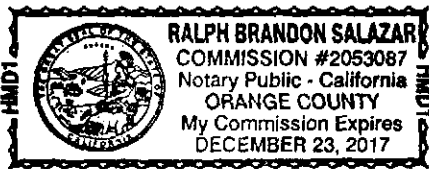


Notary Public in and for the State California

Residing Santa Ana

My appointment

12/23/2017



Schedule "A-1"

01-160729-OE

DESCRIPTION:

Lots 17 and 18, Block 23, "REPLAT OF THE JUNCTION ADDITION TO SEDRO," as per plat recorded in Volume 3 of Plats, page 48, records of Skagit County, Washington,

EXCEPT that portion of Lot 17, Block 23 of said Plat, described as follows:

Beginning at the Northeast corner of said Lot 17;
thence South $2^{\circ}05'13''$ East along the East line of Lot 17, a distance of 11.86 feet;
thence North $89^{\circ}45'06''$ West, a distance of 53.34 feet;
thence South $88^{\circ}23'39''$ West, a distance of 66.75 feet to the West line of Lot 17;
thence North $2^{\circ}04'37''$ West along the West line of Lot 17, a distance of 9.13 feet to the Northwest corner of Lot 17;
thence North $87^{\circ}54'57''$ East along the North line of Lot 17, a distance of 120.04 feet to the point of beginning.

(Also shown of record as Parcel "B", Survey recorded June 28, 2000, under Auditor's File No. 200006280058.)

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.