



201705100025

Skagit County Auditor
5/10/2017 Page

1 of

\$77.00
5 10:36AMSKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX20171993
MAY 10 2017After Recording, mail to:
Robinson Tait, P.S., Attn: Ashley Talbot
710 Second Avenue, Suite 710
Seattle, Washington 98104Amount Paid \$0
Skagit Co. Treasurer
By *mm* DeputySTATUTORY WARRANTY DEED IN LIEU OF FORECLOSURE

THE GRANTORS, Cynthia L. Lundquist and Loren D. Lundquist, wife and husband, whose address is 285 Myers St East Sound WA 98245, for and in consideration of a deed in lieu of foreclosure of that certain Deed of Trust made by, Cynthia L. Lundquist and Loren D. Lundquist, wife and husband, as Original Grantors, in favor of Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as a nominee for Flagstar Bank, FSB, as Original Beneficiary, dated March 22, 2012, and recorded on April 5, 2012, as Instrument Number 201204050050, Official Records of Skagit County, State of Washington, does hereby warrant and convey to Caliber Home Loans, Inc., whose address is Oklahoma City OK 73134, as Grantee, the following property situated in Skagit County, State of Washington:

13801 Wireless Wy

A Leasehold interest in the following described tract: Lot 723, "SURVEY OF SHELTER BAY DIV. 4, Tribal and Allotted Lands of Swinomish Indian Reservation," as recorded in Volume 48 of Official Records, pages 627 through 631, inclusive, records of Skagit County, Washington Situate in the County of Skagit, State of Washington.

Abbreviated: Lot 723, SURVEY OF SHELTER BAY DIV. 4

APN: P129421, 5100-004-723-0000

Commonly Known As: 723 Shelter Bay Dr La Conner WA 98257

Dated: 6/14/16By: *Cynthia L. Lundquist*
Cynthia L. LundquistDated: 6-14-16By: *Loren D. Lundquist*
Loren D. Lundquist

State of Washington)
County of San Juan) ss.

I certify that I know or have satisfactory evidence that **Cynthia L. Lundquist** is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be a free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: June 14 2014

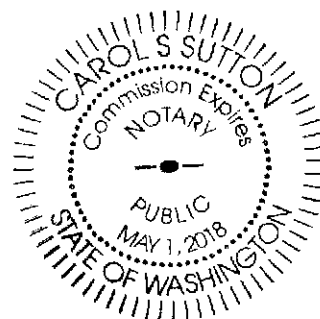
Carol S Sutton

Name (typed or printed): Carol S Sutton

NOTARY PUBLIC in and for the State of: Washington

Residing at: Eastsound

My appointment expires: May 1 2018



State of Washington)
County of San Juan) ss.

I certify that I know or have satisfactory evidence that **Loren D. Lundquist** is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be a free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: June 14 2014

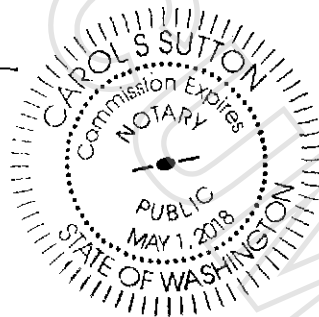
Carol S Sutton

Name (typed or printed): Carol S Sutton

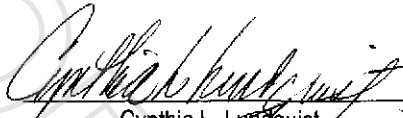
NOTARY PUBLIC in and for the State of: Washington


Residing at: Eastsound

My appointment expires: May 1 2018



We have vacated the property at 723 Shelter Bay Dr La Conner WA 98257 prior to executing this document.
The property is broom clean and secure. Possession may be taken by Caliber Home Loans, Inc.,
and we have provided them with the Gate lock code (if a gated community).


Cynthia L. Lundquist


Loren D. Lundquist

State of Washington)
County of San Juan) ss.

This instrument was acknowledged before me on 14th day of June, year 2016 by Cynthia L. Lundquist.

Dated: June 14 2016

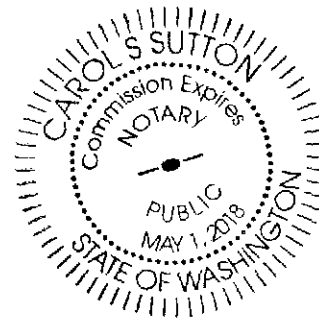


Name (typed or printed): Carol S Sutton

NOTARY PUBLIC in and for the State of: Washington

Residing at: Eastsound

My appointment expires: May 1 2018



State of Washington)
County of San Juan) ss.

This instrument was acknowledged before me on 14th day of June, year 2016 by Loren D. Lundquist.

Dated: June 14, 2016



Name (typed or printed): Carol S Sutton

NOTARY PUBLIC in and for the State of: Washington

Residing at: Eastsound

My appointment expires: May 1 2018

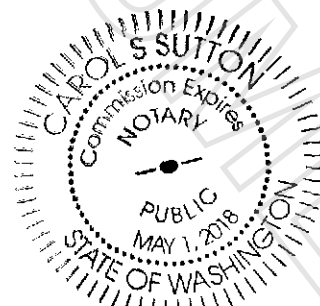


EXHIBIT A
ESTOPPEL AFFIDAVIT

State of Washington)
County of San Juan) ss.

Cynthia L. Lundquist and Loren D. Lundquist, wife and husband, being first duly sworn depose and say:

That they are the identical party who made, executed, and delivered that certain Statutory Warranty Deed in Lieu of Foreclosure to Caliber Home Loans, Inc., dated 6-14-16 and 6-14-16 conveying the following described property:

A Leasehold interest in the following described tract: Lot 723, "SURVEY OF SHELTER BAY DIV. 4, Tribal and Allotted Lands of Swinomish Indian Reservation," as recorded in Volume 48 of Official Records, pages 627 through 631, inclusive, records of Skagit County, Washington Situate in the County of Skagit, State of Washington.

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APN: P129421, 5100-004-723-0000

Commonly Known As: 723 Shelter Bay Dr La Conner WA 98257

That affiants Cynthia L. Lundquist and Loren D. Lundquist are now, and at all times herein mentioned as wife and husband.

That the aforesaid deed is intended to be and is an absolute conveyance of the title of the premises to the grantee named therein, and was not and is not now intended as a mortgage, trust conveyance, or security of any kind; that it was the intention of affiants as grantors in the deed to convey, and by the deed the affiants did convey, to the grantee therein all their rights, title and interest absolutely in and to the premises; that possession of the premises has been surrendered to the grantee;

That in the execution and delivery of the deed, affiants are not acting under any misapprehension as to the effect thereof, and have acted freely and voluntarily and is not acting under coercion or duress;

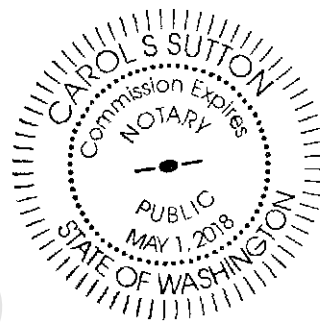
That the consideration for the deed was and is payment to affiant of the sum of \$0.00 by grantee, and the full cancellation of all debts, obligations, costs, and charges secured by the certain deed of trust heretofore existing on the property executed by: Cynthia L. Lundquist and Loren D. Lundquist, wife and husband, as Original Grantors, to Adelita A. Shubert on behalf of Flagstar Bank, FSB, as Original Trustee, for Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as a nominee for Flagstar Bank, FSB, as Original Beneficiary, and recorded on April 5, 2012, as Instrument Number 201204050050, Official Records of Skagit County, State of Washington, and the reconveyance of the property under the deed of trust; that at the time of making the deed, affiants believed and now believe that the aforesaid consideration therefore represents the fair value of the property so deeded;

This affidavit is made for the production and benefit of any title company that may hereafter insure the title to the property;

The affiants, will testify, declare, depose, or certify before any competent tribunal, officer, or person, in any case now pending or that may hereafter be instituted, to the truth of the particular facts hereinabove set forth.

Cynthia L. Lundquist
Cynthia L. Lundquist

Carol S Sutton
Subscribed and sworn to before me this
14 day of June of year 2014
Notary Public in and for said state



Loren D. Lundquist
Loren D. Lundquist

Carol S Sutton
Subscribed and sworn to before me this
14 day of June of year 2014
Notary Public in and for said state

