AFN #2019000246 Recorded Feb 19, 2019 01:27 PM DocType: MISC Filed by: McCarthy Holthus Page: 1 of 3 File Fee: \$101.00 Auditor Robert J. Waymire Skamania County, WA

Return Address:

McCarthy & Holthus, LLP Attn: Grace Chu, WSBA No. 51256 108 1st Avenue South, Ste. 300 Seattle, WA 98104 WA-17-799702-JUD

ろり88 SKAMANIA COUNTY REAL ESTATE EXCISE TAX

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SKAMANIA COUNTY TREASURER

Please print or type information WASHINGTON STATE RECORDER'S Cover Sheet (RCW 65.04) Document Title(s) (or transactions contained therein): (all areas applicable to your document must be filled in) Sheriff's Deed on Execution and Order of 3. Reference Number(s) of Documents assigned or released: 2006163348 Of document. Additional reference #'s on page Grantor(s) (Last name, first name, initials) 1. David S. Brown, Sheriff of Skamania County of document. Additional names on page Grantee(s) (Last name first, then first name and initials) 1. Federal National Mortgage Association of document Additional names on page Legal description (abbreviated: i.e. lot, block, plat or section, township, range) LOT 21, SWIFT CREEK ESTATE, RECORDED IN BOOK 'B' OF PLATS, PAGE 72. Additional legal is on page of document Assessor's Property Tax Parcel/Account Number ☐ Assessor Tax # not yet assigned 07-06-35-2-2-0121-00 (N) 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.

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ORIGINAL

SHERIFF'S DEED ON EXECUTION AND ORDER OF SALE CAUSE NO. 14-2-00067-9

THIS INDENTURE, Made this 29^{TH} day of January 2019, BETWEEN DAVID S. BROWN, Sheriff of the County of Skamania, State of Washington, the party of the first part and DITECH FINANCIAL, LLC, party of the second part, WITNESSETH:

WHEREAS, in and by a certain Judgment and Order of Sale rendered by the Superior Court of the County of Skamania, State of Washington, on the 15th day of February 2018 and entered on the 30th day of March 2018 a certain action then pending in said court, UNKNOWN HEIRS AND DEVISEES OF JACK E. ANDERSON, JR.; PHYLLIS ANDERSON; RICHARD ANDERSON; BRIAN ANDERSON; BARBARA OWENS; SWIFT CREEK ESTATES; STATE OF WASHINGTON; OCCUPANTS OF THE PREMISES; and any persons or parties claiming to have any right, title, estate, lien, or interest in the real property described in the complaint, Defendants.

And of which said judgment of decree a certified copy was delivered to said party of the first part, as such Sheriff for execution, it was among other things ordered, adjudged and decreed, that property be sold at public auction by the Sheriff of the County of Skamania in the manner required by law, and according to the source and practice of said Court that such sale be made and that said Sheriff execute the usual certificate and deeds to the purchaser or purchasers as required by law.

AND WHEREAS, the said Sheriff did, at the hour of 10:00 A.M., on the 15th day of June 2018, after due public notice had been given, as required by the laws of this state, and the course and practice of said Court, duly sell, at public auction, in County of Skamania, State of Washington, agreeable to the said judgment or decree, and the provisions of law, the premises mentioned in sale notice, at which sale the premises hereinafter described, were fairly struck off and sold to the said DITECH FINANCIAL, LLC, for the sum of \$90,100.00 Dollars

AND, WHEREAS, the said DITECH FINANCIAL, LLC thereupon retained bid so bidden by DITECH FINANCIAL, LLC.

AND, WHEREAS, the said Sheriff thereupon made and issued the usual certificate of the said sale in due form of law, and delivered one thereof to the said DITECH FINANCIAL, LLC made and filed in said Court a Return of said sale as required by law;

AND, WHEREAS, the said Court did on the 12^{th} day of July 2018, make and enter in said cause an order confirming said sale and directing the party of the first part to make a deed or a conveyance of said premises to said purchaser.

AND, WHEREAS, the said property was assigned to another by the said purchaser or other person so entitled to assign.

AND, WHEREAS, redemption period has elapsed since the date of said sale and no redemption has been made of the premises so sold as aforesaid, by or on behalf of the said judgment debtor or other person(s).

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THEREFORE, the said FEDERAL NATIONAL MORTGAGE ASSOCIATION is owner by virtue of an assignment of Sheriff's Certificate of Sale on Foreclosure dated 15th day of June 2018, and is the holder of the Sheriff's Certificate of Sale on Foreclosure who has delivered the Certificate to the said Sheriff.

NOW, THIS INDENTURE WITNESSETH, that said party of the first part, the said David S. Brown, Sheriff in order to carry into effect the sale so made by him as aforesaid, in pursuance of said judgment and order of sale and in conformity to the Statute in such case made and provided, and also in consideration of the premises and of the said sum of \$90,100.00 Dollars, so bidden by the said purchaser, the receipt whereof is hereby acknowledged, hath granted, bargained, sold and conveyed, and by these presents doth grant, bargain, sell and convey unto the said party of the second part, and to their successors and assigns forever, all their certain lot, piece or parcel of land, situate, lying and being in the said County of Skamania, State of Washington, and bounded and particularly described as follows, to-wit:

ADDRESS: 21 SWIFT CREEK ESTATES, COUGAR, WA 98616

LEGAL: LOT 21, SWIFT CREEK ESTATES, ACCORDING TO THE RECORDED PLAT THEREOF, RECORDED IN BOOK "B" OF PLATS, PAGE 72, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON.

Skamania County Assessor

PARCEL NO: 07-06-35-2-2-0121-00

Date 2-19-19 Parcel# 7-6-35-2-2-121

IN WITNESS WHEREOF, DAVID S. BROWN, Sheriff of Skamania County, has executed this instrument on 29^{TH} DAY OF JANUARY 2019.

DAVID S. BROWN, SHERIFF

P. O. Box 790

Stevenson, WA 98648

509-427-9490

STATE OF WASHINGTON

SS.

County of Skamania

On this 29TH day of January 2019, before me Nancy Allen in and for said Skamania County, personally appeared DAVID S. BROWN, SHERIFF of the County of Skamania, State of Washington, personally known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he is such Sheriff aforesaid, executed the same, voluntarily and of his own free will, for the purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official sea to the day and year first above written.

Alabana Al Millian

Nancy Allen Notary Rublic NANCY L ALLEN
Notary Public
State of Washington
Commission # 201155
My Comm. Expires Sep 2, 2022