



200409170127

Skagit County Auditor

9/17/2004 Page 1 of 1 1:58PM

AFTER RECORDING MAIL TO:

Lorrene E. Osburn
3046 Glenhaven Drive
Sedro Woolley, WA 98284

Filed for Record at Request of
First American Title Of Skagit County
Escrow Number: 82366

Bargain and Sale Deed

Grantor(s): Venus Real Estate Inc.
Grantee(s): Lorrene E. Osburn

FIRST AMERICAN TITLE CO.

82366E

THE GRANTOR(S) Venus Real Estate, Inc., for and in consideration of **ONE HUNDRED SEVENTY SEVEN THOUSAND AND NO/100 Dollars \$ 177,000.00**, in hand paid, bargains, sells, and conveys to **Lorrene E. Osburn, a single woman**, the following described estate, situated in the County of Skagit, State of Washington:

Lot C of Short Plat No. 96-029, approved October 26, 1998, recorded October 27, 1998, in Book 13 of Short Plats, Page 177, under Auditor's File No. 9810270124, records of Skagit County, Washington, and being a portion of the Southeast 1/4 of the Northwest 1/4 of Section 17, Township 35 North, Range 7 East, W.M.

TOGETHER WITH a non-exclusive easement for utilities over, under and across the Easterly 10 feet of Lot D of said Short Plat No. 96-029.

SUBJECT TO matters as disclosed and/or delineated on the face of said plat.
Assessor's Property Tax Parcel/Account Number : **350717-2-007-0600 P113595**

The Grantor(s) for himself/herself/themselves and for his/her/their successors in interest do(es) by these presents expressly limit the covenants of the deed to those herein expressed, and exclude all covenants arising or to arise by statutory or other implication, and do(es) hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor(s) and not otherwise, he/she/they will forever warrant and defend the said described real estate.

Dated: **September 16, 2004.**

#5029
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Venus Real Estate, Inc.

By: *Chris Johnson*

SEP 17 2004

Amount Paid \$ 3150.00

By *[Signature]* Skagit Co. Treasurer Deputy

State of Maryland
County of Baltimore

SS:

I certify that I know or have satisfactory evidence Chris Johnson is the person who appeared before me, and said person acknowledged that he/she/they signed this instrument, and on oath stated he/she/they are authorized to execute the instrument and is Asst Vice President of Venus Real Estate, Inc., to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Date: 9/16/04

[Signature]
Notary Public in and for the State of _____
Residing at _____
My appointment expires: _____

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MICHELE L. HICKS
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires May 10, 2008

