

AFTER RECORDING MAIL TO:
Jan Burns and Juanita Burns
51423 Mac Court
La Pine, OR 97739

200512280220
Skagit County Auditor
12/28/2005 Page 1 of 1 11:50AM

Filed for Record at Request of
Land Title Company of Skagit
Escrow Number: 118774-SE

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

Grantor(s): Victory Properties, L.L.C.
Grantee(s): Jan Burns and Juanita Burns
Abbreviated Legal : Lo 13, Avery Lane
Assessor's Tax Parcel Number(s): 4731-000-013-0000, P114988

THE GRANTOR VICTORY PROPERTIES, L.L.C., a Washington Limited Liability Company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JAN BURNS and JUANITA BURNS, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 13, "PLAT OF AVERY LANE," as per plat recorded in Volume 17 of Plats, pages 62 through 64, inclusive, records of Skagit County, Washington.

TOGETHER WITH a non-exclusive easement for road and utilities, over and across Tract "A" (Corporate Road) and Avery Lane as shown on the face of the plat.

Situate in the County of Skagit, State of Washington.

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 Company's Preliminary Commitment No. 118774-SE.

Dated 12.2.05

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

7151
DEC 28 2005

Victory Properties, L.L.C.

By: Gael Rowland, Manager

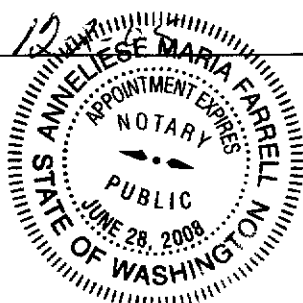
Amount Paid \$ 2123²⁰
By: Skagit Co. Treasurer
Deputy

By: Geraldine Rowland, Manager

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Gael Rowland and Geraldine Rowland are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated They are authorized to execute the instrument and are The Managers of Victory Properties, L.L.C. to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 12



Anneliese Maria Farrell
Anneliese Maria Farrell
Notary Public in and for the State of Washington
Residing at La Conner
My appointment expires: 6/28/08