

When Recorded Return to:

Skagit Habitat for Humanity
P.O. Box 2565
Mount Vernon, WA 98273



200512290192

Skagit County Auditor

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FIRST AMERICAN TITLE CO.

186384 E-1

WARRANTY DEED

Grantor(s): Skagit Habitat for Humanity, Inc.

Grantee(s): Carol A. Garman

Legal Description (abbreviated): Lot 7, "PLAT OF BLACKBERRY MEADOWS", as per plat recorded in Volume 16 of Plats, pages 147 and 148, records of Skagit County, Washington.

☒ Additional legal description on page 2 of document

Assessor's Tax Parcel Number(s): 4686-000-007-0000, P110830

Reference (Auditor File Numbers of Documents assigned, released or amended): N/A

For and in consideration of, the receipt and adequacy of which are hereby acknowledged, Skagit Habitat for Humanity, Inc., a Washington Non-Profit Corporation ("Grantor") conveys and warrants to **Carol A. Garman**, a single woman ("Grantee") the following described real estate,

Warranty Deed

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

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Skagit Habitat for Humanity, Inc.
P. O. Box 2565
Mount Vernon, WA 98273

* 7190
DEC 29 2005

Amount Paid \$ 2675.00
Skagit Co. Treasurer
By [Signature] Deputy

Elliott W. Johnson Inc PS
711 S. First Street
Mount Vernon, WA 98273
360-336-5302 Fax 336-5616
Email Info@EWJLaw.com

situated in the County of Skagit, State of Washington:

Lot 7, "PLAT OF BLCKBERRY MEADOWS," as per plat recorded in Volume 16 of Plats, pages 147 and 148, records of Skagit County, Washington.

Should the Grantee or Survivor desire to sell or convey the Property, the Grantee or Survivor shall first offer the Property to Grantor, or its successor in interest, in the following manner:

The Grantees or Survivor shall serve notice in writing to Skagit Habitat for Humanity, Inc., P.O. Box 2565, Mount Vernon, WA 98273, or its successor in interest, by registered mail, return receipt requested. The notice shall indicate that the Grantees or Survivor have a bona fide offer for the sale of the Property, the Name and Address of the person desiring to purchase the Property, and the sales price and terms of payment for the sale. The notice shall also contain an offer to sell the Property to Grantor, or its successor in interest, upon the terms and conditions set forth in the bona fide offer. A copy of any documents evidencing such bona fide offer shall be included in the notice.

For a period of thirty (30) days after the receipt of the notice, Grantor, or its successor in interest, shall have the right to purchase the Property in accordance with the terms of the bona fide offer. If Grantor, or its successor in interest, fails to exercise the right of first of refusal set forth in this covenant, the Grantees or Survivor may sell or convey the Property to the party making the bona fide offer, but only at the price and upon the terms specified in the notice.

Nothing in this covenant shall prevent a sale or conveyance of the Property at any time provided the Grantees or Survivor receive the prior written approval of Grantor or its successor in interest.

Warranty Deed

Skagit Habitat for Humanity, Inc.
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