

AFTER RECORDING MAIL TO:  
Mr. and Mrs. Juan Beltran  
2002 N. 30th Street  
Mount Vernon, WA 98273



200601240105  
Skagit County Auditor

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Filed for Record at Request of  
Land Title Company of Skagit  
Escrow Number: 119436-SE

LAND TITLE OF SKAGIT COUNTY

## Statutory Warranty Deed

Grantor(s): Johnson Pak Tsao and Ying Tsao  
Grantee(s): Juan Beltran and Isabel Beltran  
Abbreviated Legal: Lot 17, TJ Townhouses  
Assessor's Tax Parcel Number(s): 4769-000-011-0000, P117598

THE GRANTOR JOHNSON PAK TSAO and YING TSAO, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JUAN BELTRAN and ISABEL BELTRAN, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

Lot 11, "PLAT OF TJ TOWNHOUSES," as per plat recorded on November 30, 2000, under Auditor's File No. 200011300053, records of Skagit County, Washington.

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. 119436-SE.

Dated January 19, 2006

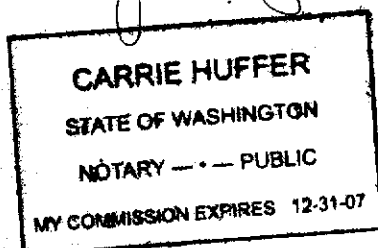
Johnson Pak Tsao  
Johnson Pak Tsao

Ying Tsao  
Ying Tsao

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Johnson Pak Tsao and Ying Tsao** the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 23, 2006



Carrie Huffer  
Notary Public in and for the State of Washington  
Residing at Burlington  
My appointment expires: 12/31/2007

# 345  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JAN 24 2006

Amount Paid \$ 2808<sup>50</sup>  
By [Signature] Skagit Co. Treasurer Deputy