

POOR ORIGINAL



200907160099

Skagit County Auditor

7/16/2009 Page

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211:17AM

When Recorded Return to:
RODOLFO MARTINEZ-MATA
17271 Olympic Pl.
Mount Vernon WA 98274

Chicago Title Company - Island Division
Order No: 62004617 MKP ✓

BARGAIN AND SALE DEED

THE GRANTOR(S) M&T BANK

for and in consideration of Two Hundred Forty Thousand and 00/100..... (\$240,000.00)
DOLLARS

in hand paid, bargains, sells, and conveys to RODOLFO MARTINEZ-MATA and GABRIELA PEREZ, husband and wife and CARLOS V. PEREZ and LUCINDA PEREZ, husband and wife

the following described estate, situated in the County of Skagit, State of Washington:

That portion of the Southeast Quarter of the Northeast Quarter of Section 32, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at the Southwest corner of Lot 31, Assessor's Place of Stockfleth's Skyridge, according to the plat thereof recorded in Volume 9 of Plats, page 42, records of Skagit County, Washington;
Thence South 89°04'00" East along the South line of said lot a distance of 120.00 feet to the Southeast corner of said lot;
Thence South 00°25'30" West along the West right-of-way line of a 40 foot wide County road, a distance of 21.48 feet;
Thence along a curve of said right-of-way line to the right, having a radius of 170.99 feet, an arc distance of 108.38 feet;
Thence North 59°07'00" West a distance of 137.56 feet;
Thence North 30°53'00" East a distance of 62.78 feet to the point of beginning;

(Also known as Tract B of Skagit County Short Plat No. 21-71, approved December 27, 1971).

Situated in Skagit County, Washington.

Tax Parcel Number(s):340432-1-023-0108 P29489

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.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Dated: July 13 2009

JUL 16 2009

M&T BANK

By David R. Ligamari, Assistant Vice President Date 7/16/09

Amount Paid
Skagit Co. Treasurer
CP

2116
4277

STATE OF
COUNTY OF

New York
Sick

I certify that I know or have satisfactory evidence that DAVID R. LIGAMMARI is/are the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was/were authorized to execute the instrument and acknowledge it as ASSISTANT VICE PRESIDENT of M&T BANK to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 7-14-09


Notary Public in and for the State of *New York*

Residing at
My appointment expires:

ANN MARIE HULBERT
Notary Public, State of New York
Qualified in Niagara County
My Commission Expires 03/22/2011

1 PR 15.05



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Skagit County Auditor