

When recorded return to:

Mr. and Mrs. Jason S. McCoy
416 Central Avenue
Sedro Woolley, WA 98284



201002100059
Skagit County Auditor

2/10/2010 Page 1 of 1 3:31PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 135497-OE

Grantor: Joan A. Allen
Grantee: Jason S. McCoy and Dawn M. McCoy

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR JOAN A. ALLEN, an unmarried individual, as her separate property for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JASON S. McCOY and DAWN M. McCOY, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lots 15 & 16, N 1/2 Lot 17, Blk 15, Replat Of Junction To Sedro.

Lots 15, 16 and the North 1/2 of Lot 17, Block 15, "REPLAT OF THE JUNCTION ADDITION TO SEDRO," as per plat recorded in Volume 3 of Plats, page 48, records of Skagit County, Washington.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

Tax Parcel Number(s): 4166-015-016-0002, P76682

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. 135497-OE.

Dated February 8, 2010

Joan A. Allen By Glenn B. Allen Jr.
Joan A. Allen as her attorney in fact

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SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
FEB 10 2010

Amount Paid \$ 3136.02
Skagit Co. Treasurer
By [Signature] Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

On this _____ day of February, 2010 before me personally appeared _____
Glenn Allen, to me known to be the individual described in and
who executed the foregoing instrument _____ as Attorney in Fact for
Joan A. Allen and acknowledged that he signed and
sealed the same as the free and voluntary act and deed as Attorney in Fact for said principal for the uses
and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this
instrument has not been revoked and that the said principal is now living, and is not incompetent.

Given under my hand and official seal the day and year last above written.
(Seal)



[Signature: Karen Ashley]
Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro-Woolley
My appointment expires: 9/11/2010