

AFTER RECORDING MAIL TO:  
Gregory Yanase and Kylene Switzer  
701 Crested Butte Boulevard  
Mount Vernon, WA 98273

201006100050  
Skagit County Auditor

6/10/2010 Page 1 of 1 11:06AM

LAND TITLE OF SKAGIT COUNTY

Filed for Record at Request of All City Escrow, Inc.  
Escrow Number: 10-0123

125690-S

Statutory Warranty Deed

Assessor's Tax Parcel Number(s): 4915-000-417-0000/P125562

THE GRANTOR The Quadrant Corporation, a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Gregory Yanase and Kylene Switzer, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

LOT 417, "PLAT OF SKAGIT HIGHLANDS DIVISION V (PHASE 1)," AS PER PLAT RECORDED ON DECEMBER 21, 2006, UNDER AUDITOR'S FILE NO. 200612210067, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE CITY OF MOUNT VERNON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

Subject to:

ALL EASEMENTS, RESTRICTIONS, RESERVATIONS, CONDITIONS COVENANTS AND AGREEMENTS OF RECORD IF ANY, DELINEATED IN Land Title Company ORDER NUMBER:125690-S.

READ AND APPROVED [Signature]

Dated June 3, 2010

The Quadrant Corporation  
[Signature]  
By: Phillip Greene, Reg. Transaction Manager

1689  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
JUN 10 2010  
Amount Paid \$ 3832.<sup>00</sup>  
Skagit Co. Treasurer  
By [Signature] Deputy

STATE OF Washington }  
County of King } SS:

I certify that I know or have satisfactory evidence that Phillip Greene is the person who appeared before me, and said person acknowledged that She/He signed this instrument, on oath stated that She/He is authorized to execute the instrument and acknowledged it as the Reg. Transaction Manager of The Quadrant Corporation to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: June 7, 2010

[Signature]

SHERRI L. AUSTIN  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION EXPIRES  
MAY 19, 2014

Sherri L. Austin  
Notary Public in and for the State of Washington  
Residing at Redmond  
My appointment expires: 5/19/2014