

When recorded return to:

Mr. James A. Edwards, Ms. Renee C. Sexton  
24066 Nookachamp Hills Drive  
Mount Vernon, WA 98274



201101280187  
Skagit County Auditor

1/28/2011 Page 1 of 2 3:42PM

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 138417-OE

Grantor: Brett C. Johnson and Pauline M. Johnson  
Grantee: James A. Edwards and Renee C. Sexton

LAND TITLE OF SKAGIT COUNTY

138417-OE

Statutory Warranty Deed

THE GRANTOR BRETT C. JOHNSON and PAULINE M. JOHNSON, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JAMES A. EDWARDS, a single man and RENEE C. SEXTON, a single woman, as joint tenants with right of survivorship the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot 159, Nookachamp Hills PUD, Phase 11B.

Lot 159, "PLAT OF NOOKACHAMP HILLS PUD PHASE 11B," as recorded on August 23, 2005, under Auditor's File No. 200508230082, records of Skagit County, Washington. Situate in the County of Skagit, State of Washington.

Tax Parcel Number(s): 4868-000-159-0000, P123252

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. 138417-OE.

SEE ATTACHED EXHIBIT "A" FOR GRANTEES ACKNOWLEDGMENT OF ACQUIRING TITLE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

Dated January 24, 2011

Brett C. Johnson

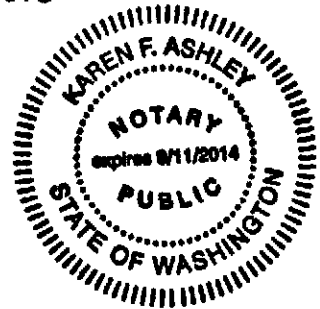
Pauline M. Johnson  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JAN 28 2011  
Amount Paid \$ 8638.00  
By Skagit Co. Treasurer Deputy CM

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Brett C. Johnson and Pauline M. Johnson 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 26 2011




Karen Ashley  
Notary Public in and for the State of Washington  
Residing at Sedro-Woolley  
My appointment expires: 9/11/2014

**EXHIBIT "A"**

The undersigned Grantees herein agree to acquire title as Joint Tenants with Right of Survivorship, and not as Tenants-in-Common and not as community property.

  
\_\_\_\_\_  
James A. Edwards


  
\_\_\_\_\_  
Renee C. Sexton

State of Washington )

County of Skagit )

I certify that I know or have satisfactory evidence that James A. Edwards and Renee C. Sexton (is/are) the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this instrument and acknowledged it to be (his/her/their) free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 28th 2011 .

  
\_\_\_\_\_  
Karen Ashley  
Notary Public in and for the State of Washington  
My appointment expires: 9/11/2014

