

When recorded return to:
Mr. and Mrs. Emmett L. Richards
418 W. 26th Place
Kennewick, WA 99337



201204060117
Skagit County Auditor

4/6/2012 Page 1 of 1 3:16PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 139944-OAE

LAND TITLE OF SKAGIT COUNTY

Grantor: Shirley M. Muller
Grantee: Emmett L. Richards and Mary C. Richards
Tax Parcel Number(s): P20665/340223-1-001-0115, P123462/340223-1-001-0600
Abbreviated Legal: Ptn NE 1/4 Of NE 1/4, 23-34-2 E W.M.

Statutory Warranty Deed

THE GRANTOR(S) SHIRLEY M. MULLER, AN UNMARRIED WOMAN AS HER SEPARATE PROPERTY for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to EMMETT L. RICHARDS AND MARY C. RICHARDS, HUSBAND AND WIFE GRANTEE(S) the following described real estate, situated in the County of Skagit, State of Washington

That portion of the Northeast 1/4 of the Northeast 1/4 of Section 23, Township 34 North, Range 2 East, W.M., lying East of the Wilbur Road No. 697, as established August 2, 1960, under Skagit County Commissioners Resolution No. 2902.
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. 139944-OAE.

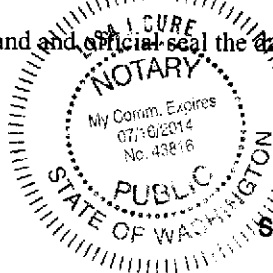
Dated March 22, 2012

Shirley M. Muller by Julie Ann Richards, her attorney in fact
Shirley M. Muller by Julie Ann Richards, as her attorney in fact

STATE OF Washington }
COUNTY OF Skagit } SS:

On this day of March, 2012 before me personally appeared Julie Ann Richards, to me known to be the individual described in and who executed the foregoing instrument as Attorney in Fact for Shirley M. Muller and acknowledged that she signed and sealed the same as her 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therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.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)



Julie Ann Richards
Notary Public in and for the State of Washington

Residing at Burlington

My appointment expires: 7/6/14

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2012945
APR 06 2012

Amount Paid \$ 9795.00
By mm Deputy
Skagit Co. Treasurer