



201205170074

Skagit County Auditor

5/17/2012 Page 1 of 3 2:53PM

THIS INSTRUMENT PREPARED BY:  
Curphey & Badger Law  
28100 US Highway 19 North, Suite 300  
Clearwater, Florida 33761

Return to and mail tax statements to:

~~MORGAN A RILEY  
7549 HOLIDAY BOULEVARD  
ANACORTES, WA 98221~~

**Netco**

1112 E Copeland Rd. Ste 410  
Arlington, TX 76011

3PG3

Customer Reference Number VWA-1166525

Property Tax ID#: 3926-006-088-0007

### WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, W. LOREN GREENWOOD and TERRI L GREENWOOD, HUSBAND & WIFE, hereinafter referred to as "Grantor", does hereby grant, convey and warrant unto MORGAN A RILEY and SEAN M RILEY, WIFE & HUSBAND, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of SKAGIT, State of Washington, to-wit:

**SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"**

Property Address: 7549 HOLIDAY BOULEVARD, ANACORTES, WA 98221

Less and except all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

Subject to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

To have and to hold same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20121410  
MAY 17 2012

Amount Paid \$ 7429.60  
Skagit Co. Treasurer  
By *MUM* Deputy

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year \_\_\_\_\_ shall be prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or paid by Grantee, or paid by Grantor.

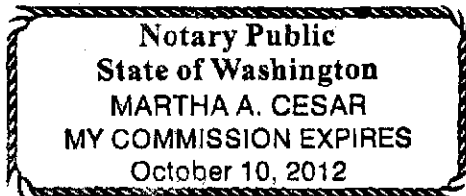
The property herein conveyed is not a part of the homestead of Grantor, or is part of the homestead of Grantor and if Grantor is married, the conveyance is joined by both Husband and Wife.

Witness Grantor(s) hand(s) this the 5-02 day of May, 20 12.  
W. Loren Greenwood Terril L. Greenwood  
W. LOREN GREENWOOD TERRIL GREENWOOD

STATE OF WA  
COUNTY OF King

On this day personally appeared before me W. LOREN GREENWOOD and TERRIL GREENWOOD, HUSBAND AND WIFE, to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and seal of office this 2 day of May, 20 12.



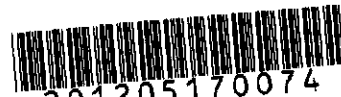
Martha A. Cesar  
Notary Public residing at Seattle,  
WA

Printed Name: Martha A. Cesar

My Commission Expires:

10-10-2012

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.



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**“Exhibit A”**

Lot 88, Block 6, "HOLIDAY HIDEAWAY NO. 1," as per plat recorded in Volume 8 of Plats, pages 36 through 42, inclusive, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.



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