



201207250115
Skagit County Auditor

7/25/2012 Page 1 of 4 3:53PM

After Recording Mail To:
Service Link
4000 Industrial Boulevard
Aliquippa, PA 15001

COVER PAGE FOR WASHINGTON DEEDS

Type of Document to be Recorded: WARRANTY DEED

Grantor: Joshua Mark Kuhn, a married man, who acquired title as an unmarried man, and joined by his spouse Kari Kuhn

Grantor's Mailing Address: 301 Dallas Street, Mount Vernon, Washington 98274

Grantee: Joshua Mark Kuhn and Kari Kuhn, husband and wife, as joint tenants with right of survivorship

Grantees Mailing Address: 301 Dallas Street, Mount Vernon, Washington 98274

Legal Description (abbreviated): Lot 74 Plat of Cedar Heights POD
LEGAL LOCATED ON pg 4 Phase 1

Assessor's Property Tax Parcel Account Number(s): 4917-000-074-0000

Prior Recorded Doc. Ref.: Deed: Recorded March 31, 2009, BK _____, PG _____, Doc. No. _____

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Service Link
4000 Industrial Boulevard
Aliquippa, PA 15001

Assessor's Parcel Number: 4917-000-074-0000

WARRANTY DEED
TITLE OF DOCUMENT

**Joshua Mark Kuhn, a married man, who acquired title as an unmarried man, and
joined by his spouse Kari Kuhn, the GRANTOR,**

Whose current address is 301 Dallas Street, Mount Vernon, Washington 98274

FOR and in consideration of TEN AND NO/100 DOLLARS (\$10.00), in hand paid, conveys and warrants to

**Joshua Mark Kuhn and Kari Kuhn, husband and wife, as joint tenants with right of
survivorship, the GRANTEE,**

Whose current address is 301 Dallas Street, Mount Vernon, Washington 98274

THE FOLLOWING described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

AND more commonly known as: 301 Dallas Street, Mount Vernon, Washington 98274

Prior Recorded Doc. Ref.: Deed: Recorded March 31, 2009, BK _____, PG
_____, Doc. No. _____

Every deed in substance in the above form, when otherwise duly executed, shall be deemed and held a conveyance in fee simple to the grantee, his heirs and assigns, with covenants on the part of the grantor: (1) That at the time of the making and deliver of such deed he was lawfully seized of an indefeasible estate in fee simple, in and to the premises therein described, and had good right and full power to convey the same; (2) that the same were then free from all encumbrances; and (3) that he warrants to the grantee, his heirs and assigns, the quiet and peaceable possession of such premises, and will defend the title thereto against all persons who may lawfully claim the same, and such covenants shall be obligatory upon any grantor, his heirs and personal representatives, as fully and with like effect as if written at full length in such deed.



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When the context requires, singular nouns and pronouns, include the plural.

Dated July 13, 2012

Joshua Mark Kuhn
Joshua Mark Kuhn

Kari Kuhn
Kari Kuhn

STATE OF Washington
COUNTY OF Skagit) ss

On this day personally appeared before me **Joshua Mark Kuhn and Kari Kuhn** 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.

NOTARY STAMP/SEAL

Given under my hand and official seal of office
this 13 day of July, A.D.,
2012.

LOUREA LYNN GARKA
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 10-27-2014

Lourea Lynn Garika
NOTARY PUBLIC

MY Commission Expires: 10/27/2014

Residing at: Rollington, WA
98223

20122233
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 25 2012

Amount Paid \$ 0
Skagit Co. Treasurer
By MF Deputy



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Skagit County Auditor

Exhibit "A"
Legal Description

The land referred to herein below is situated in the county of SKAGIT, State of WA and is described as follows:

ALL THAT PARCEL OF LAND IN CITY OF MOUNT VERNON, SKAGIT COUNTY, STATE OF WASHINGTON, ID# 4917-000-074-0000, BEING KNOWN AND DESIGNATED AS LOT 74, PLAT OF CEDAR HEIGHTS PUD PHASE 1, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 19, 2007 UNDER AUDITOR'S FILE NO. 200701190116, RECORDS OF SKAGIT COUNTY, WASHINGTON.
SITUATED IN SKAGIT COUNTY, WASHINGTON

Tax/Parcel ID: 4917-000-074-0000



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