



201212310021
Skagit County Auditor

12/31/2012 Page 1 of 2 9:07AM

When recorded return to:

Ms. Jazmine R. Rivas
824 LaVenture Road
Mount Vernon, WA 98273

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 144520-OE

Grantor: Romeo N. Ubungen
Grantee: Jazmine R. Rivas

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR ROMEO N. UBUNGEN, A SINGLE PERSON AS HIS SEPARATE ESTATE for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JAZMINE R. RIVAS, a married woman, as her separate property the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn Lot 4, Laventure Meadows.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): ~~436-000-004-0002~~, P80181
* 4360-

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. 144520-OE.

Tax Parcel Number(s): ~~436-000-004-0002~~, P80181
4360-

Dated December 17, 2012

Romeo N. Ubungen
Romeo N. Ubungen

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20124255
DEC 31 2012

Amount Paid \$ 1784.99
Skagit Co. Treasurer
By man Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Romeo N. Ubungen
Is the person(s) who appeared before me, and said person(s) acknowledged that he
signed this instrument and acknowledge it to be his free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: 12-20-12

Anneliese Farrell

Notary Public in and for the State of Washington

Residing at La Conner

My appointment expires: 6/28/2012

2-15-14

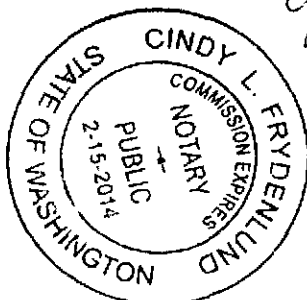


EXHIBIT A

Lot 4, "PLAT OF LAVENTURE MEADOWS, MOUNT VERNON, WASHINGTON," as per plat recorded in Volume 11 of Plats, page 77, records of Skagit County, Washington, EXCEPTING therefrom that portion described as follows:

The West 6 feet of the South 51.80 feet lying adjacent to and parallel with the East right-of-way line of LaVenture Road.

ALSO EXCEPT, the following described portion:

Beginning at the Northeast corner of Lot 4, "PLAT OF LAVENTURE MEADOWS, MOUNT VERNON, WASHINGTON", as per plat recorded in Volume 11 of Plats, page 77, records of Skagit County, Washington;

thence North $88^{\circ}20'46''$ West, a distance of 70.76 feet to the true point of beginning;

thence South $50^{\circ}20'32''$ West, a distance of 38.6 feet;

thence North $88^{\circ}20'46''$ West, a distance of 6 feet;

thence along a curve to the right having a radius of 25 feet and an initial bearing of North $89^{\circ}27'16''$ West, a distance of 39.75 feet to the true point of beginning.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.



201212310021

Skagit County Auditor