

When recorded return to:

Mr. James Nichols  
211 S. 10th Street  
Mount Vernon, WA 98274



201303010122  
Skagit County Auditor

3/1/2013 Page 1 of 1 3:46PM

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 145147-SE

Grantor: Mona L. Moses and Wanda Womack  
Grantee: James Nichols

LAND TITLE OF SKAGIT COUNTY

145147-SE

Statutory Warranty Deed

THE GRANTOR MONA L. MOSES, as her separate property; and WANDA WOMACK, as her separate property, both single individuals, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JAMES AARON NICHOLS, a\*\* the following described real estate, situated in the County of Skagit, State of Washington:

\*\*single man

Abbreviated Legal: Ptn Lot 15, All Lot 16, Blk 6, Eastern Add. To Mt. Vernon.

The North 15 feet of Lot 15 and all of Lot 16, Block 6, "MAP OF THE EASTERN ADDITION TO MT. VERNON, SKAGIT CO., WASHINGTON," as per plat recorded in Volume 2 of Plats, page 100, records of Skagit County, Washington.

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

Tax Parcel Number(s): 3718-006-016-0006, P52730

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record, if any.

Dated February 13, 2013

Mona L. Moses by: Sharon McGinnis  
Mona L. Moses by: Sharon McGinnis, attorney in fact  
*attorney in fact*

Wanda Womack by Sharon McGinnis  
Wanda Womack by: Sharon McGinnis, attorney in fact  
*attorney in fact*

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2013725  
MAR 01 2013

STATE OF Utah }  
COUNTY OF Weber } SS:

Amount Paid \$ 2790.<sup>70</sup>  
Skagit Co. Treasurer  
By [Signature] Deputy

On this 13 day of February, 2013 before me personally appeared Sharon McGinnis, to me known to be the individual described in and who executed the foregoing instrument as Attorney in Fact for Mona L. Moses and Wanda Womack 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therein mentioned, and on oath stated that the Power of Attorney authorizing the execution of this instrument has not been revoked and that the said principal is now living, and is not incompetent.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)

Jenna Fowers

Notary Public in and for the State of Washington  
Residing at Weber County  
My appointment expires: 2/10/15

