

When recorded return to:

Mr. Richard Douglas Matheson  
15203 Gibraltar Road  
Anacortes, WA 98221



201305310178

Skagit County Auditor

\$73.00

5/31/2013 Page

1 of

2 4:02PM

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 146558-OE

Grantor: Allen Fredrick Bird  
Grantee: Richard Douglas Matheson

LAND TITLE OF SKAGIT COUNTY

146558-02

## Statutory Warranty Deed

THE GRANTOR ALLEN FREDRICK BIRD, as his separate property (PROPERTY IS NOT GRANTOR'S PRIMARY RESIDENCE) for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to RICHARD DOUGLAS MATHESON, a single man the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot 3, P.U.D. Of Pleasant Ridge East.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4762-000-003-0000, P117271

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. 146558-OE.

Dated May 29, 2013

Allen Fredrick Bird

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

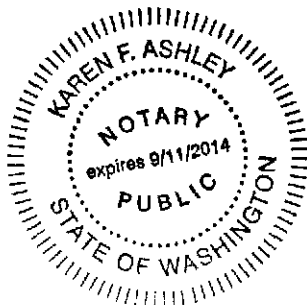
20132040  
MAY 31 2013

Amount Paid \$ 3476.02  
By Skagit Co. Treasurer  
Deputy

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Allen Fredrick Bird  
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: May 30, 2013



Karen Ashley

Notary Public in and for the State of Washington

Residing at Sedro-Woolley

My appointment expires: 9/11/2014

## EXHIBIT A

Lot 3, "P.U.D. OF PLEASANT RIDGE EAST," as per plat recorded on October 12, 2000, under Auditor's File No. 200010120025, records of Skagit County, Washington.

TOGETHER WITH an undivided 1/5<sup>th</sup> interest of Lot 6 of said plat.

Situate in the County of Skagit, State of Washington.



201305310178

Skagit County Auditor

5/31/2013 Page

2 of

2

\$73.00

2 4:02PM