

When recorded return to:

Mr. and Mrs. Agustine Juarez, Jr.
17488 Sam Bell Road
Bow, WA 98232



Skagit County Auditor \$73.00
6/20/2013 Page 1 of 2 3:13PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 145890-OE

Grantor: Kristin Walter-Lathrap
Grantee: Agustine Juarez, Jr. and Michelle D. Juarez

LAND TITLE OF SKAGIT COUNTY Statutory Warranty Deed

145890-OE

THE GRANTOR KRISTIN WALTER LATHRAP, as her separate property (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 Agustine Juarez Jr. and Michelle Juarez, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn NE 1/4 Of NW 1/4, 24-35-3 E W.M.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 350324-0-018-0008, P34746

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. 145890-OE.

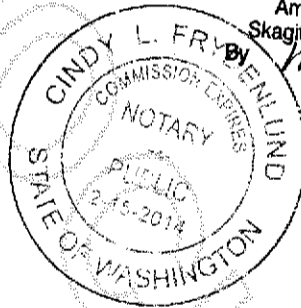
Tax Parcel Number(s): 350324-0-018-0008, P34746

Dated June 13, 2013

X
Kristin Walter-Lathrap

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20132364
JUN 20 2013

Amount Paid \$ 4668.60
Skagit Co. Treasurer
Kam Deputy



STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **Kristin Walter-Lathrap** is the person(s) who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledge it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 6-20-13

Notary Public in and for the State of Washington

Residing at mtv...
My appointment expires: 2-15-14

EXHIBIT A

That portion of the Northeast ¼ of the Northwest ¼ of Section 24, Township 35 North, Range 3 East, W.M., described as follows:

Beginning at the Northeast corner of said subdivision;
thence North 89°55'00" West along the North line of said subdivision, 178.66 feet;
thence South 0°18'27" East 230.91 feet;
thence South 89°55'00" East parallel with said North line 191.06 feet to an intersection with the East line of said subdivision;
thence North 3°22'50" West along said East line 231.32 feet to the point of beginning,

EXCEPT road.

Situate in the County of Skagit, State of Washington.



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