

AFTER RECORDING MAIL TO

Terry L. Tyson
5212 233rd Place NW
Arlington, WA 98223

201307120186
Skagit County Auditor
7/12/2013 Page 1 of 1 4:11PM \$72.00

**Statutory Warranty Deed
(FULFILLMENT)**

ACCOMMODATION RECORDING ONLY
GUARDIAN NORTHWEST TITLE CO.

THE GRANTORS James W. Kniskern and Teresa J. Kniskern, husband and wife for and in consideration of Ten Dollars (\$10.00) and other valuable consideration in hand paid, conveys and warrants to Terry L. Tyson, a married man, as his separate estate the following described real estate, situated in the County of Skagit, State of Washington.

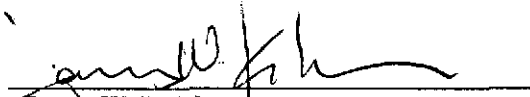
Lot 4, Plat of "ROCK RIDGE WEST PHASE II", according to the plat thereof recorded December 2, 2004, under Auditor's File No. 200412020087, records of Skagit County, Washington.

Tax Parcel Number: P122378, 4848-000-004-0000

This deed is given in fulfillment of that certain real estate contract between the parties hereto, dated December 29, 2011, and conditioned for the conveyance of the above described property, and the covenants of warranty herein contained shall not apply to any title, interest or encumbrance arising by, through or under the purchaser in said contract, and shall not apply to any taxes, assessments or other charges levied, assessed or becoming due subsequent to the date of said contract.

Real Estate Excise Tax was paid on this sale or stamped exempt on December 30, 2011, No. 20113982.

Dated December 27, 2011

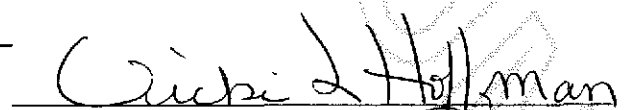

James W. Kniskern

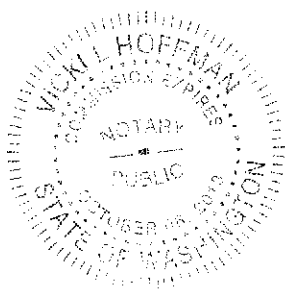

Teresa J. Kniskern

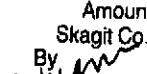
State of Washington
County of Skagit } SS:

I certify that I know or have satisfactory evidence that James W. Kniskern and Teresa J. Kniskern, the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 12-29-11


Notary Public in and for the State of Washington
Residing at Anacortes
My appointment expires: 10-8-13



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
JUL 12 2013
Amount Paid \$
By  Skagit Co. Treasurer
Deputy