

When recorded return to:  
Mr. Randall H. Talbot, Trustee  
2027 Killarney Way  
Bellevue, WA 98004



201403130008

Skagit County Auditor \$72.00  
3/13/2014 Page 1 of 1 9:04AM

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

Filed for Record at Request of  
Land Title and Escrow  
Escrow Number: 148752-OAE ✓

2014777  
MAR 13 2014

Amount Paid \$ 12,402.<sup>70</sup>  
Skagit Co. Treasurer  
By *nam* Deputy

Grantor: Richard Thomas Broderick and Sarah Kelly Broderick  
Grantee: Casey Reed Talbot 2009 Trust  
Tax Parcel Number(s): P113574/4717-000-033-0000  
Abbreviated Legal: Lot 33, BLA Cranberry Hts Phase II

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR(S) RICHARD THOMAS BRODERICK AND SARAH KELLY BRODERICK, WHO ALSO APPEARS OF RECORD AS RICHARD T. BRODERICK AND SARAH K. BRODERICK, HUSBAND AND WIFE for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to RANDALL H. TALBOT AND MARGARET GRACE JEAN TALBOT, AS TRUSTEES OF THE CASEY REED TALBOT 2009 TRUST, DATED AUGUST 6, 2009 GRANTEE(S) the following described real estate, situated in the County of Skagit, State of Washington

Lot 33, "BOUNDARY LINE ADJUSTMENT SURVEY IN CRANBERRY HEIGHTS PHASE II," as recorded November 2, 1999, under Auditor's File No. 199911020010, records of Skagit County, Washington.

Situate in the City of Anacortes, County of Skagit, State of Washington.

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. 148752-OAE.

Dated March 5, 2014

*Richard Thomas Broderick* *Sarah Kelly Broderick*  
Richard Thomas Broderick Sarah Kelly Broderick

STATE OF Washington }  
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Richard Thomas Broderick and Sarah Kelly Broderick

the person who appeared before me, and said person 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.

Dated: 3/12/2014

*Jennifer J. Lind*  
NOTARY Jennifer J. Lind  
My Comm. Expires Notary Public in and for the State of Washington  
Residing at Bow  
My appointment expires: 10/01/2014