

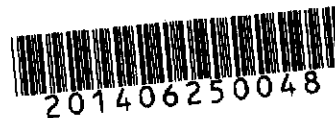
When recorded return to:

Mr. Ronald Cameron Page, II
601 Jameson Avenue
Sedro-Woolley, WA 98284

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 149541-OE ✓

Grantor: J & H Real Estate, LLC
Grantee: Ronald Cameron Page, II

Skagit County Auditor
6/25/2014 Page



1 of

\$73.00
211:14AM

LAND TITLE OF SKAGIT COUNTY

Statutory Warranty Deed

THE GRANTOR J & H REAL ESTATE, LLC, a Washington limited liability company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to RONALD CAMERON PAGE II, an unmarried individual the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Lot 1 & Ptn Of Lot 2, Blk. 16, Sedro.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

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

Tax Parcel Number(s): 4149-016-002-0000, P111964

Dated June 16, 2014

J & H Real Estate, LLC, a Washington limited
Liability company

By: Larry R. Jensen, Member/Manager

By: Terri Heyntsen, Member

By: Alan Heyntsen, Member

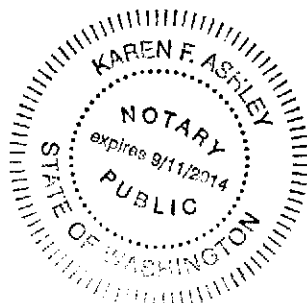
STATE OF Washington
County of Skagit

}
} SS:

I certify that I know or have satisfactory evidence Larry R. Jensen, Alan Heyntsen and Terri Heyntsen the person who appeared before me, and said person acknowledged that they signed this instrument, on oath stated They are authorized to execute the instrument and is Members/Manager of J & H Real Estate LLC, a Washington limited liability* to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

*company

Dated: June 17, 2014



Karen Ashley

Notary Public in and for the State of Washington

Residing at Sedro-Woolley

My appointment expires: 9/11/2014

SKAGIT COUNTY WASHINGTON

REAL ESTATE EXCISE TAX

2014 2205

JUN 25 2014

Amount Paid \$2,176.⁶⁰
Skagit Co. Treasurer
By Mam Deputy

EXHIBIT A

Lot 1, and that portion of Lot 2, Block 16, "PLAT OF TOWN OF SEDRO," as per plat recorded in Volume 1 of Plats, page 17, records of Skagit County, Washington, lying West of the following described line:

Beginning at the Northwest corner of Lot 1, Block 16;

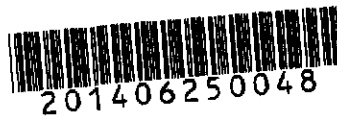
thence North $89^{\circ}59'58''$ East along the North line of Lot 1 and Lot 2, a distance of 55.13 feet to the initial point of this line description;

thence South $00^{\circ}00'20''$ West parallel with the East line of said Lot 3, Block 16, a distance of 93.00 feet;

thence South $89^{\circ}59'59''$ West parallel with the South line of said Lot 2, a distance of 2.28 feet;

thence South $00^{\circ}21'12''$ West, a distance of 27.00 feet to a point on the South line of Lot 2, which is 52.69 feet from the Southwest corner of said Lot 1, and the terminal point of this line description.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.



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Skagit County Auditor
6/25/2014 Page

2 of

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