

AFTER RECORDING MAIL TO:

Caleb J. Steen and Ashley C. Steen
823 Borseth Street
Sedro Woolley, WA 98284



Skagit County Auditor
8/29/2014 Page

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3

1:41PM

\$74.00

CHICAGO TITLE

620021937

STATUTORY WARRANTY DEED

Escrow No. 14070137NS
Title Order No. 620021937

THE GRANTOR(S) Harvey J. Cole and Amanda Cole, Husband and Wife

for and in consideration of Ten Dollars and other good and valuable consideration

in hand paid, conveys, and warrants to Caleb J. Steen and Ashley C. Steen, Husband and Wife

the following described real estate, situated in the County of Skagit, State of Washington:

The North 70 feet of the West 80 Feet of Lot 3, TROWBRIDGE ADDITION TO THE TOWN OF SEDRO WOOLLEY, according to the plat thereof recorded in Volume 3 of Plats, page 33, records of Skagit County, Washington.
Situate in Skagit County, Washington.

Abbreviated Legal: (Required is full legal not inserted above)

Tax Parcel Number(s): 4175-000-003-0107

Subject to: All easements, restrictions, reservations, conditions, covenants and agreements of record, if any, along with those delineated in Preliminary Title Commitment 620021937, issued by Chicago Title Insurance Company, and set forth in Exhibit "A" attached hereto and by this reference made a part thereof.

Dated: August 26, 2014

Harvey J. Cole

Amanda Cole

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

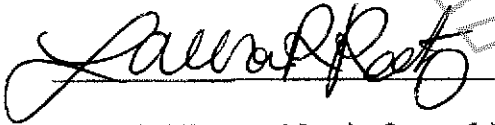
20143194
AUG 29 2014

Amount Paid \$ 2764.00
Skagit Co. Treasurer
By Deputy

STATE OF Washington)
COUNTY OF ~~Snohomish~~ ^{King}) ss.

I certify that I know or have satisfactory evidence that Harvey J. Cole and Amanda Cole is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 26th day of August, 2014



Notary Public in and for the State of Washington
residing at ~~Arlington~~ ^{Federal Way}
My Commission Expires: 01-19-2018

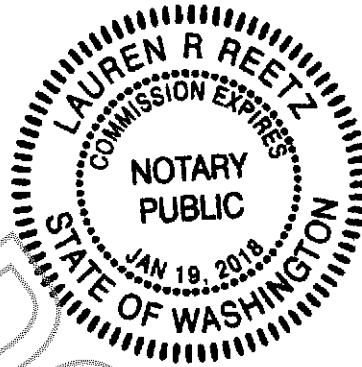


Exhibit "A"

Subject to:

Easement, including the terms and conditions thereof, granted by instrument(s);
Recorded: March 3, 1947
Auditor's No(s): 401584, records of Skagit County, Washington
In favor of: Public Utility District No. 1
For: Lay, maintain, operate, relay and remove pipe or pipes, line or lines, for the transportation of water



201408290137