

AFTER RECORDING MAIL TO:  
Lawrence Baker and Kathleen Wragg-Baker  
5502 Razor Peak Drive  
Mount Vernon, WA 98273



201411250080

Skagit County Auditor \$72.00  
11/25/2014 Page 1 of 1 11:36AM

Filed for Record at Request of All City Escrow, Inc.  
Escrow Number: 14-0483

CHICAGO TITLE  
620020362

### Statutory Warranty Deed

Assessor's Tax Parcel Number(s): P127150 / 4948-000-044-0000

THE GRANTOR The Quadrant Corporation, a Washington Corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Lawrence Baker and Kathleen Wragg-Baker, husband and wife the following described real estate, situated in the County of Skagit, State of Washington.

LOT 44, PLAT OF SKAGIT HIGHLANDS DIVISION V (PHASE 2), ACCORDING TO THE PLAT THEREOF RECORDED ON JANUARY 17, 2008 UNDER AUDITOR'S FILE NO. 200801170047, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

Subject to:

ALL EASEMENTS, RESTRICTIONS, RESERVATIONS, CONDITIONS COVENANTS AND AGREEMENTS OF RECORD IF ANY, DELINEATED IN Chicago Title Insurance Co. ORDER NUMBER: 620020362.

READ AND APPROVED L.W.B. K.W.B.

Dated November 20, 2014

The Quadrant Corporation

Trish Hackett  
By: Trish Hackett, Sales Transaction Coordinator

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2014 4472  
NOV 25 2014

Amount Paid \$ 4453.22  
Skagit Co. Treasurer  
By Man Deputy

STATE OF Washington }  
County of King } SS:

I certify that I know or have satisfactory evidence that Trish Hackett  
is the person who appeared before  
me, and said person acknowledged that She/He signed this instrument, on oath stated that She/He  
is authorized to execute the instrument and acknowledged it as the Sales Transaction  
of The Quadrant Corporation  
to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 11/21/2014



Heather Moery  
Sherri L. Austin  
Notary Public in and for the State of Washington  
Residing at Carnation Redmond  
My appointment expires: 5/19/2018 6/9/2017