



201501020010

Skagit County Auditor

\$73.00

1/2/2015 Page

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2 10:47AM

WHEN RECORDED RETURN TO:

Name: Epifanio Sedano  
Address: 214 Lilly Lane  
City/State/Zip: Mount Vernon WA 98274

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

20156  
JAN 02 2015

Amount Paid 0  
Skagit Co. Treasurer  
By [Signature] Deputy

QUIT CLAIM DEED

THE GRANTOR Kristy Marie Sedano

for and in consideration of NO MONETARY CONSIDERATION

conveys and quit claims to Epifanio Sedano

the following described real estate, situated in the County of Skagit, State of Washington, together with all after acquired title of the grantor(s) herein:

214 Lilly Lane  
Mount Vernon WA 98274  
(0.3100 ac) Timberline DIV III, ACRES 0.31, LOT 5  
OF MOUNT VERNON SHORT PLAT LU-05-078  
RECORDED UNDE SEE ATTACHED LEGAL

Tax Account Number: 125013 Geo ID 4400-000-002-0500

DATED December 31, 20 14

[Signature]  
(Individual)

By Kristy Marie Sedano  
(President) Grantor

\_\_\_\_\_  
(Individual)

By \_\_\_\_\_  
(Secretary)

STATE OF WASHINGTON )  
COUNTY OF Skagit ) ss.

STATE OF WASHINGTON )  
COUNTY OF \_\_\_\_\_ ) ss.

On this day personally appeared before me Elissa McBee  
to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that Kristy Sedano signed the same as Grantor (other) free and voluntary act and deed, for the uses and purposes therein mentioned.

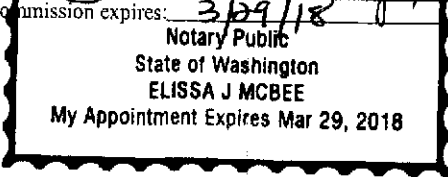
On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared \_\_\_\_\_  
and \_\_\_\_\_  
to me known to be the \_\_\_\_\_ President and Secretary, respectfully, of \_\_\_\_\_  
the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that \_\_\_\_\_ authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

31st GIVEN under my hand and official seal this day of December, 20 14.

Witness my hand and official seal hereto affixed the day and year first above written.

[Signature]  
Notary Public in and for the State of Washington,  
residing at Skagit County, WA  
My commission expires: 3/29/18

Notary Public in and for the State of Washington,  
residing at \_\_\_\_\_  
My commission expires: \_\_\_\_\_



When Recorded Return to:  
EPIFANIO SEDANO  
KRISTY MARIE SEDANO  
214 Lilly Lane  
Mount Vernon WA 98274



200601170107  
Skagit County Auditor

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Chicago Title Company - Island Division  
Order No: BE11785 MJJ Title Order No: IC44513

**STATUTORY WARRANTY DEED**

THE GRANTOR **CHRISTOPHER DEASY**, a single man

for and in consideration of **Three Hundred Ninety-Five Thousand and 00/100...(\$395,000.00) DOLLARS** in hand paid, conveys and warrants to **EPIFANIO SEDANO and KRISTY MARIE SEDANO, husband and wife**

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

Lot 5 as delineated on MOUNT VERNON SHORT PLAT NO. LJ-05-078, approved September 1, 2006 and recorded September 7, 2006, under Auditor's File No. 200609070075, records of Skagit County, Washington; being a portion of Lot 2, Timberline Division III, according to the plat thereof, recorded in Volume 13 of Plats, page 79, records of Skagit County, Washington.

Situated in Skagit County, Washington

Tax Parcel Number(s): 4460-000-002-0500 P125013

Subject to: Restrictions, reservations and easements of record and Skagit County Right To Farm Ordinance as more fully described in Exhibit "A" which is attached hereto and made a part hereof.

Dated: January 14, 2008

CHRISTOPHER DEASY

165  
JAN 17 2008  
7036.00  
By MF

STATE OF WASHINGTON  
COUNTY OF Skagit

I certify that I know or have satisfactory evidence that **CHRISTOPHER DEASY** is the person(s) who appeared before me, and said person(s) acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: January 15, 2008

Marcia J. Jennings  
Notary Public in and for the State of Washington  
Residing at Sedro Woolley  
My appointment expires: 10/5/2008

