

Skagit County Auditor
1/15/2015 Page 1 of 2 3:36PM \$73.00

When recorded return to:
Jose Carlos Romero and Diane Carmen Romero
4466 142nd Avenue SE
Bellevue, WA 98006

Recorded at the request of:
Guardian Northwest Title
File Number: A107453C

Statutory Warranty Deed

A107453-1
GUARDIAN NORTHWEST TITLE CO.

THE GRANTOR Irving Construction Corporation, a Washington corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to Jose Carlos Romero and Diane Carmen Romero, a married couple the following described real estate, situated in the County of Skagit, State of Washington.

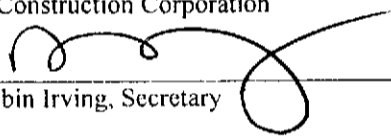
Abbreviated Legal:
Lot 3 Orchards PUD

Tax Parcel Number(s): P123986, 4882-000-003-0000

Lot 3, "THE ORCHARDS P.U.D.", according to the Plat thereof recorded January 19, 2006, under Auditor's File No. 200601190126, records of Skagit County, Washington.

This conveyance is subject to covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey, as per Exhibit "A" attached hereto

Dated 1/06/2015

Irving Construction Corporation

By: Robin Irving, Secretary

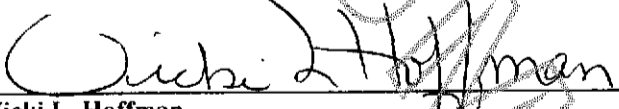
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2015152
JAN 15 2015

Amount Paid \$ *10,268.87*
Skagit Co. Treasurer
By *mem* Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Robin Irving is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it as the Secretary of Irving Construction Corporation, to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 1-13-15


Vicki L. Hoffman
Notary Public in and for the State of Washington
Residing at Coupeville, Washington
My appointment expires: 10/08/2017

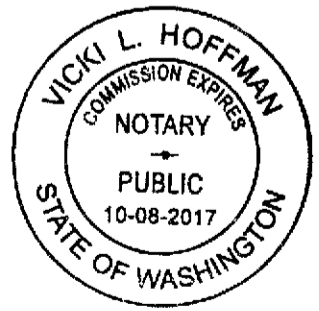


EXHIBIT A

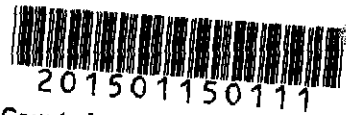
EXCEPTIONS:

A. MATTERS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SUBDIVISION:

Plat/Subdivision Name: The Orchards P.U.D.
Recorded: January 19, 2006
Auditor's No.: 200601190126

B. PROTECTIVE COVENANTS AND/OR EASEMENTS, BUT OMITTING RESTRICTIONS, IF ANY, BASED ON RACE, COLOR, RELIGION OR NATIONAL ORIGIN:

Dated: January 12, 2006
Recorded: January 19, 2006
Auditor's No.: 200601190127
Executed By: Irving Construction Corporation, a Washington corporation,
Richard A. Ballow and Gail G. Ballow, husband and wife, and
Conrad C. Levesen and Dianna Levesen, husband and wife



201501150111

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\$73.00