

When recorded return to:

Mr. and Mrs. Arturo Vivanco, Sr.
12082 Bayhill Drive
Burlington, WA 98233



201502180041

Skagit County Auditor \$73.00
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Filed for Record at Request of
Land Title and Escrow
Escrow Number: 151354-OE ✓

Grantor: Arturo Vivanco, Jr.
Grantee: Arturo Vivanco, Sr. and Judith A. Vivanco

Land Title and Escrow Statutory Warranty Deed

THE GRANTOR ARTURO VIVANCO, JR., as his separate property (unmarried) for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ARTURO VIVANCO, SR. and JUDITH A. VIVANCO, husband and wife the following described real estate, situated in the County of Skagit, State of Washington: *W A*

Abbreviated Legal: Lot A, SP BU-1-89; Being A Ptn Of Lot 19, Blk 136, 1st Add. To Burlington.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 4077-136-019-0027, P72342

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 151354-OE.

Tax Parcel Number(s): 4077-136-019-0027, P72342

Dated 2/17/15
[Signature]
Arturo Vivanco, Jr.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2015479
FEB 18 2015

Amount Paid \$ 3173.40
Skagit Co. Treasurer
BY *[Signature]* Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

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

Dated: 2/17/15

[Signature]



Notary Public in and for the State of Washington
Residing at La Conner
My appointment expires: 6/28/16

EXHIBIT A

DESCRIPTION:

Lot A, City of Burlington Short Plat No. BU-1-89, approved June 21, 1989, recorded June 22, 1989 in Book 8 of Short Plats, page 135, under Auditor's File No. 8906220049 and being a portion of Lot 19, Block 136, "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.", as per plat recorded in Volume 3 of Plats, page 11, records of Skagit County, Washington.

TOGETHER WITH an easement for ingress and egress over that portion of Lot B described as follows:

Beginning at the Southeast corner of Tract "A";
thence South along the East line of Lot B a distance of 7 feet;
thence North 88°26'32" West to intersect the South line of Lot A;
thence North 72°46'45" East to the point of beginning.

Situate in the City of Burlington, County of Skagit, State of Washington.



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