

POOR ORIGINAL



201504300120

Skagit County Auditor \$73.00  
4/30/2015 Page 1 of 2 1:53PM

AFTER RECORDING MAIL TO:

Sergio A. Ibarra, Jr. and Bridget T. Ibarra  
4015 Pueblo Heights  
Mount Vernon, WA 98273

Filed for Record at Request of:  
First American Title Insurance Company

Space above this line for Recorders use only  
GUARDIAN NORTHWEST TITLE CO.

**STATUTORY WARRANTY DEED**

109107

File No: 4221-2414306 (SR)

Date: April 29, 2015

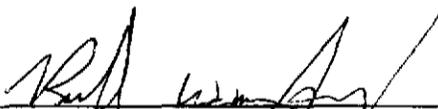
Grantor(s): **Russell Warren Avery and Ana Avery**  
Grantee(s): **Sergio A. Ibarra, Jr. and Bridget T. Ibarra**  
Abbreviated Legal: **Lot 102 Thunderbird East First Addn.**  
Additional Legal on page:  
Assessor's Tax Parcel No(s): **4379-000-102-0002 (P80855)**

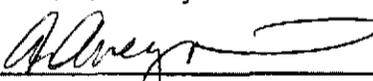
**THE GRANTOR(S) Russell Warren Avery and Ana Avery, husband and wife** for and in consideration of **Ten Dollars and other Good and Valuable Consideration**, in hand paid, conveys, and warrants to **Sergio A. Ibarra, Jr. and Bridget T. Ibarra, husband and wife**, the following described real estate, situated in the County of **Skagit**, State of **Washington**.

**LEGAL DESCRIPTION:** Real property in the County of Skagit, State of Washington, described as follows:

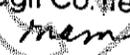
**Lot 102, THUNDERBIRD EAST FIRST ADDITION, according to the plat thereof recorded in Volume 12 of Plats, pages 20 through 22, records of Skagit County, Washington.**

Subject To: 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.

  
\_\_\_\_\_  
Russell Warren Avery

  
\_\_\_\_\_  
Ana Avery

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
20151466  
APR 30 2015

Amount Paid \$5,326-31  
Skagit Co. Treasurer  
By  Deputy

APN: 4379-000-102-0002  
(P80855)

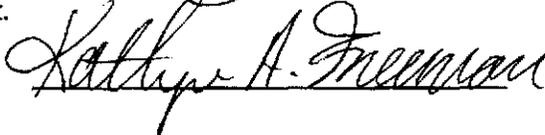
Statutory Warranty Deed  
- continued

File No.: 4221-2414306 (SR)

STATE OF Washington )  
 )-ss  
COUNTY OF Skagit )

I certify that I know or have satisfactory evidence that **Russell Warren Avery and Ana Avery**, 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: April 29, 2015



KATHERYN A. FREEMAN  
STATE OF WASHINGTON  
NOTARY --+-- PUBLIC  
My Commission Expires 9-01-2018

Notary Public in and for the State of Washington  
Residing at: Snohomish  
My appointment expires: 9.01.2018