



201506170026

**RECORDING REQUESTED BY AND
AFTER RECORDING RETURN TO:**

Marcia K. Fujimoto
Miller Nash Graham & Dunn LLP
Pier 70, 2801 Alaskan Way ~ Suite 300
Seattle, WA 98121-1128

Skagit County Auditor

\$75.00

6/17/2015 Page

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4 9:18AM

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2015 2235
JUN 17 2015

Amount Paid ~~0~~
Skagit Co. Treasurer
By *nam* Deputy

SPECIAL WARRANTY DEED

**Reference numbers
of related documents:**

Skagit County Recording No. 201103290033

Grantors:

Stephen C. Hunter and Sheri M. Hunter, husband and wife

Grantees:

Stephen C. Hunter and Sheri M. Hunter, as Co-Trustees of
the HUNTER REVOCABLE TRUST U/A dtd 06/10/15

Legal Description:

Abbreviated: Lot 47, Maddox Creek P.U.D. Phase 1.

Full: See Exhibit A attached hereto.

Tax Parcel Number: 4681-0000-047-0000, P109341

THE GRANTORS, STEPHEN C. HUNTER and SHERI M. HUNTER, husband and wife, for Ten Dollars and other good and valuable consideration, hereby grant, bargain, sell, convey and confirm unto STEPHEN C. HUNTER and SHERI M. HUNTER, as Co-Trustees of the HUNTER REVOCABLE TRUST U/A dtd 06/10/15, GRANTEES, that certain real property situated in the County of Skagit, State of Washington, legally described on Exhibit A attached hereto and made a part hereof.

This Deed and the warranty of title contained herein are made expressly subject to the items set forth on Exhibit B attached hereto and made a part hereof.

Grantors shall warrant and forever defend the right and title to the above described property unto Grantees against the lawful claims of all persons owning, holding or claiming by, through or under Grantors, but not otherwise.

DATED as of the 10th day of June, 2015.

GRANTORS:

Stephen C. Hunter
STEPHEN C. HUNTER

Sheri M. Hunter
SHERI M. HUNTER

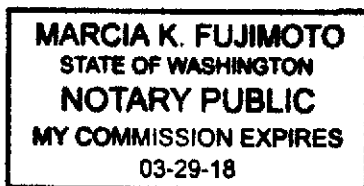
STATE OF WASHINGTON)

) ss.

COUNTY OF KING)

I certify that I know or have satisfactory evidence that STEPHEN C. HUNTER and SHERI M. HUNTER are the persons who appeared before me, and said persons acknowledged that they signed this instrument, and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: June 10, 2015



Marcia K. Fujimoto
(Signature)

Marcia K. Fujimoto
(Please print name legibly)

NOTARY PUBLIC in and for the State of
Washington, residing at Seattle, WA
My commission expires 3/29/18

**EXHIBIT A
TO
SPECIAL WARRANTY DEED**

Legal Description of Property

Lot 47, "MADDOX CREEK P.U.D. PHASE 1," as per plat recorded in Volume 16 of Plats, pages 121 through 130, inclusive, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

**EXHIBIT B
TO
SPECIAL WARRANTY DEED**

Permitted Exceptions

1. The lien of real estate taxes not yet payable or delinquent.
2. Any restrictions, easements or other matters of record.

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