



201506190137

When recorded return to:
Avona L'Carttier
13187 Rector Road
Mount Vernon, WA 98273

Recorded at the request of:
File Number: A108359

Statutory Warranty Deed

THE GRANTORS **Terresa C. Sundstrom**, as her separate estate, as to an undivided 1/2 interest and **David Q. Carlson and Flavia Carlson**, Trustees of the Carlson Living Trust, Dated January 10, 2012, as to an undivided 1/2 interest for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **GRANTEE Avona L'Carttier**, an unmarried woman the following described real estate, situated in the County of **Skagit**, State of **Washington**.

Abbreviated Legal: **GUARDIAN NORTHWEST TITLE CO.**
Section 29, Township 35 North, Range 3 East, Ptn. of SW of SW

A 108359 - 1

For Full Legal See Attached Exhibit "A"

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 described in Exhibit "B" attached hereto

Tax Parcel Number(s): **P34920, 350329-0-004-0009**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
2015 2297
JUN 19 2015

Dated 6/01/2015

Terresa C. Sundstrom

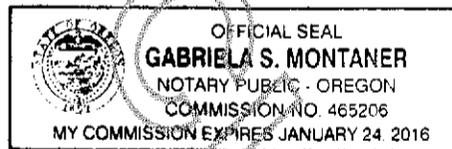
Amount Paid \$9261.⁰⁰
Skagit Co. Treasurer
By *mm* Deputy

Carlson Living Trust

Flavia Carlson, Trustee
By: Flavia Carlson, Trustee

David Q. Carlson, Trustee
By: David Q. Carlson, Trustee

STATE OF Oregon }
COUNTY OF Washington } SS:



I certify that I know or have satisfactory evidence that **Flavia Carlson and David Q. Carlson** are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it as the Trustees of the Carlson Living Trust, to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 6/2/15

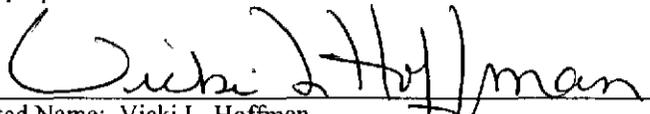
Gabriela S. Montaner

Notary Public in and for the State of Oregon
Residing at 2137 SW Sherwood Blvd Sherwood OR
My appointment expires: 1/24/16 97146

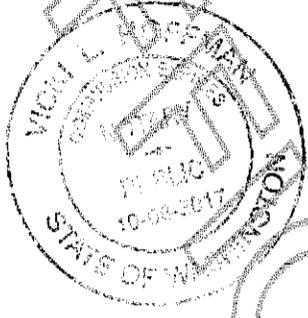
STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Terresa C. Sunstrom, the person who appeared before me, and said person(s) acknowledged that she signed this instrument and acknowledge it to be her free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 6-15-15



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



UNOFFICIAL DOCUMENT

EXHIBIT A

That portion of the Southwest 1/4 of the Southwest 1/2 of Section 29, Township 35 North, Range 3 East, W.M., described as follows:

Beginning at a point on the West line of said subdivision, 403.4 feet North of the Southwest corner thereof;
thence North along said West line 374.4 feet;
thence North 68° 19' East, 625.8 feet;
thence South 374.4 feet;
thence Southwesterly to the point of beginning, EXCEPT County roads.

EXHIBIT B

EXCEPTIONS:

A. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Name:	Survey
Recorded:	March 31, 1995
Auditor's No.:	9503310033