



201508310208

When recorded return to:  
**James R. Dewey and Nicole A. Dewey**  
**17848 W Big Lake BLVD**  
**Mount Vernon, WA 98273**

Skagit County Auditor \$73.00  
 8/31/2015 Page 1 of 2 3:48PM

Recorded at the request of:  
 Guardian Northwest Title  
 File Number: 108816

# **Statutory Warranty Deed**

108816-1  
 GUARDIAN NORTHWEST TITLE CO.

**THE GRANTOR** Louard Crumbaugh III who acquired title as Louard Crumbaugh, as his separate estate for and in consideration of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** in hand paid, conveys and warrants to **James Dewey and Nicole A. Dewey, a married couple** the following described real estate, situated in the County of **Skagit**, State of **Washington**

Abbreviated Legal:

Section 16, Township 34 North, Range 4 East; Ptn. SE SW aka Lot 4 LU-04-074

Tax Parcel Number(s): **P122984, 340416-0-030-0400**

Lot 4, of Short Plat No. LU-04-074, recorded May 4, 2005, under Auditor's File No. 200505040101, records of Skagit County, Washington and being a portion of the Southeast 1/4 of the Southwest 1/4, Section 16, Township 34 North, Range 4 East, W.M.

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 "A" attached hereto

Dated Aug 31 2015

[Signature]  
 Louard Crumbaugh III

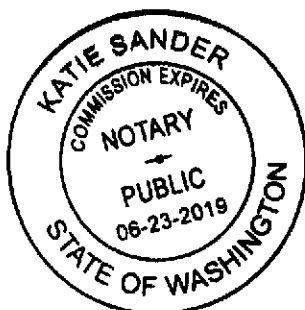
SKAGIT COUNTY WASHINGTON  
 REAL ESTATE EXCISE TAX  
 20153510  
 AUG 31 2015

Amount Paid \$ 3369.20  
 Skagit Co. Treasurer  
 By man Deputy

STATE OF Washington }  
 COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Louard Crumbaugh III, the persons who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 8-31-15



Katie Sander  
 Printed Name: Katie ~~Hickok~~ Sander  
 Notary Public in and for the State of Washington  
 Residing at Mount Vernon  
 My appointment expires: 1/07/2019 6-23-19

Exhibit A

**EXCEPTIONS:**

A. EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

Grantee:	Ash Ventures, LLC
Dated:	June 30, 2003
Recorded:	July 1, 2003
Auditor's No.:	200307010127
Purpose:	Storm drainage

B. MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING SHORT PLAT:

Short Plat No.:	LU-04-074
Recorded:	May 4, 2005
Auditor's No.:	200505040101