

AFTER RECORDING MAIL TO:

LANCE CROSS
2216 DOVER DRIVE
ANACORTES, WA 98221



201509240048

Skagit County Auditor

\$74.00

9/24/2015 Page

1 of

3 1:06PM

WARRANTY DEED

Grantor(s): LANCE CROSS
ANITA CROSS

Grantee(s): LANCE P. CROSS, TRUSTEE
ANITA E. CROSS, TRUSTEE
DAKOTA STAR TRUST

Abbreviated Legal: Lot 28, SKYLINE NO. 11, TGW TIDELAND

Additional legal(s) on page: EXHIBIT A

Assessor's Tax Parcel Number(s): 3827-000-028-0003

**SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX**

20153876
SEP 24 2015

Amount Paid \$ 0
Skagit Co. Treasurer
By *mlb* Deputy

THE GRANTOR, LANCE CROSS and ANITA CROSS, husband and wife (herein, "Grantor"), whose address is 2216 Dover Drive, Anacortes, WA 98221, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, hereby conveys and warrants to LANCE P. CROSS AND ANITA E. CROSS, TRUSTEES, or any successors in trust, under the DAKOTA STAR TRUST dated April 15, 2015 (herein, "Grantee"), whose address is 2216 Dover Drive, Anacortes, WA 98221, all of Grantor's interest in and to the following described real estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 2216 Dover Drive, Anacortes, WA 98221

Subject to easements, reservations, restrictions, covenants and conditions of record, if any.

Said property being the same property conveyed to Grantor and as described in instrument recorded on October 13, 1999, as Recording Number 199910130123.

The Dakota Star Trust dated April 15, 2015 is an irrevocable trust.

Dated this July 3, 2015.

GRANTOR:

Lance P. Cross

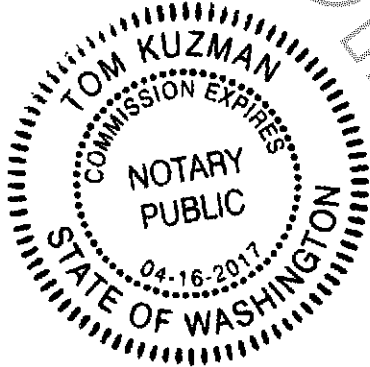
Lance Cross

STATE OF Washington
COUNTY OF Skagit

On this day personally appeared before me Lance Cross, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged signing the same as his/her free and voluntary act and deed, for the uses and purposes therein mentioned.

Dated: 7/3/2015

[AFFIX NOTARY SEAL]



Print name: Tom Kuzman
Notary Public in and for the State of Washington
Residing at: Mount Vernon, WA
My commission expires: 4/16/2017

GRANTOR:

Anita E. Cross

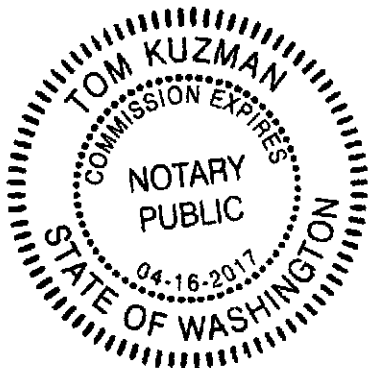
Anita Cross

STATE OF Washington
COUNTY OF Skagit

On this day personally appeared before me Anita Cross, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged signing the same as his/her free and voluntary act and deed, for the uses and purposes therein mentioned.

Dated: 7/3/2015

[AFFIX NOTARY SEAL]



Print name: Tom Kuzman
Notary Public in and for the State of Washington
Residing at: Mount Vernon, WA
My commission expires: 4/16/2017

EXHIBIT A

[Legal Description]

PARCEL A:

Lot 28, SKYLINE NO. 11, according to the plat thereof recorded in Volume 9 of Plats, pages 78 and 79, records of Skagit County, Washington;

PARCEL B:

That portion of Section 27, Township 35 North, Range 1 East of the Willamette Meridian, described as follows:

Beginning at the most Southerly corner of Lot 28, SKYLINE DIVISION NO. 11, according to the plat recorded in Volume 9 of Plats, pages 78 and 79, records of Skagit County, Washington;
thence South 44° 47' 13" West a distance of 70 feet;
thence North 41° 11' 20" West a distance of 145.99 feet;
thence North 68° 28' 19" East a distance of 85 feet to the most Westerly corner of Lot 28;
thence Southeasterly along the Southwesterly line of said Lot 28 to the point of beginning;

Situate in Skagit County, Washington.

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.