



201511200138

When recorded return to:  
Royce J. Metcalfe and Whitney R. Metcalfe  
418 Puget Ave  
Sedro Woolley, WA 98284

Skagit County Auditor \$74.00  
11/20/2015 Page 1 of 2 3:41PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273  
Escrow No.: 620025351Z

CHICAGO TITLE  
620025351Z STATUTORY WARRANTY DEED

THE GRANTOR(S) Erik Beauvais and Heather Beauvais, husband and wife  
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration  
in hand paid, conveys, and warrants to Royce J. Metcalfe and Whitney R. Metcalfe, husband and wife  
the following described real estate, situated in the County of Skagit, State of Washington:

Lots 15, 16 and 17, Block 18, Replat of Junction Addition to Sedro, as per plat recorded in Volume  
3 of plats, page 48, records of Skagit County, Washington.

Situate in Skagit County, Washington.

Abbreviated Legal: (Required if full legal not inserted above.)

Tax Parcel Number(s): P76726, 4166-018-017-0005

Subject to: Conditions, covenants, restrictions and easements of record as more fully described in  
Chicago Title Company Order 620025351, Schedule B, Special Exceptions, which are attached hereto  
and made a part hereof.

Dated: November 11, 2015

*Erik Beauvais*

Erik Beauvais

*Heather Beauvais*

Heather Beauvais

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2015 4745  
NOV 20 2015

Amount Paid \$4837.70  
Skagit Co. Treasurer  
By *Miam* Deputy

State of WASHINGTON

County of SKAGIT

I certify that I know or have satisfactory evidence that

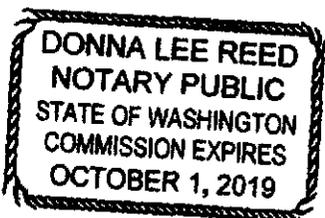
Erik Beauvais and Heather Beauvais

~~is~~ are the person(s) who appeared before me, and said person(s) acknowledged that  
(he/she/they) signed this of instrument and acknowledged it to be (his/he/(their)) free and voluntary act  
for the uses and purposes mentioned in this instrument.

Dated: 11/18/15

*Donna Lee Reed*

Name: Donna Lee Reed  
Notary Public in and for the State of WASHINGTON  
Residing at: Marysville, wa  
My appointment expires: 10/1/2019



## SCHEDULE "B"

### SPECIAL EXCEPTIONS

1. City, county or local improvement district assessments, if any.
2. Assessments, if any, levied by City of Sedro Woolley.
3. General and special taxes and charges, payable February 15; delinquent if first half unpaid on May 1 or if second half unpaid on November 1 of the tax year.