

When recorded return to:

Mr. and Mrs. Avtar Hanjrah
325 Barry Loop
Mount Vernon, WA 98274



201512180079

Skagit County Auditor \$75.00
12/18/2015 Page 1 of 3 1:54PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 154020-OE ✓

Grantor: Olson & Stabbert Rentals, LLC
Grantee: Avtar Hanjrah and Amarjit Hanjrah

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR OLSON & STABBERT RENTALS, LLC, a Washington Limited Liability Company, for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to AVTAR HANJRAH* and AMARJIT HANJRAH, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

Abbreviated Legal: Ptn NW SE, 20-34-4 E W.M.

*AKA AVTAR SINGH

AKH

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 154020-OE.

Tax Parcel Number(s): 340420-4-017-0005, P26951

Dated 12/17/2015

Olson & Stabbert Rentals, LLC

By: Denis Olson, Member

Debra Stabbert, Member

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence Denis Olson and Debra Stabbert are the person s who appeared before me, and said person s acknowledged that they signed this instrument, on oath stated they are authorized to execute the instrument and is/ are the Members of Olson Stabbert Rentals, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 12/17/15

Annellese Maria Farrell

Notary Public in and for the State of Washington
Residing at La Grange
My appointment expires: 6/28/16



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2015 5103
DEC 18 2015

Amount Paid \$ 5250.00
By NF Skagit Co. Treasurer Deputy

Exhibit "A"

DESCRIPTION:

The North 300 feet of the following described tract:

The Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 20, Township 34 North, Range 4 East, W.M., EXCEPT the West 1,089 feet thereof, AND EXCEPT the East 130 feet thereof, AND EXCEPT road.

EXCEPTING from said North 300 feet as above described, the following:

PARCEL "A":

Beginning at the Northeast corner of Lot 1 in "CALLAHAN'S FIRST ADDITION, MOUNT VERNON, WASHINGTON," as per plat recorded in Volume 7 of Plats, page 11, records of Skagit County, Washington; thence South $1^{\circ}22'$ East along the East line of said plat, a distance of 111.50 feet; thence North $89^{\circ}35'$ East parallel with the South line of said Lot 1, a distance of 7.59 feet; thence North $1^{\circ}12'$ West, a distance of 111.50 feet to a point on the North line of said Lot 1, extended Easterly; thence South $89^{\circ}35'$ West along said extended North line of said Lot 1, a distance of 7.91 feet to the point of beginning.

PARCEL "B":

Beginning at the Southeast corner of Lot 2 in "CALLAHAN'S FIRST ADDITION, MOUNT VERNON, WASHINGTON," as per plat recorded in Volume 7 of Plats, page 11, records of Skagit County, Washington; thence North $1^{\circ}22'$ West along the East line of said plat, a distance of 85.00 feet; thence North $89^{\circ}35'$ East, a distance of 7.59 feet; thence South $1^{\circ}12'$ East, a distance of 85.00 feet to a point on the South line of said Lot 2, if extended Easterly; thence South $89^{\circ}35'$ West along said extended South line of said Lot 2, a distance of 7.34 feet to the point of beginning.

PARCEL "C":

Beginning at the Northeast corner of Lot 3 in "CALLAHAN'S FIRST ADDITION, MOUNT VERNON, WASHINGTON," as per plat recorded in Volume 7 of Plats, page 11, records of Skagit County, Washington; thence South $1^{\circ}22'$ East along the East line of of said plat, a distance of 97.00 feet to the Southeast corner of said Lot 3; thence North $89^{\circ}35'$ East parallel with the South line of said Lot 3, a distance of 7.06 feet; thence North $1^{\circ}12'$ West, a distance of 97.00 feet to a point on the North line of said Lot 3, if extended Easterly; thence South $89^{\circ}35'$ West along said extended North line of said Lot 3, a distance of 7.34 feet to the point of beginning.

Exhibit "A"

DESCRIPTION CONTINUED:

PARCEL "D":

Beginning at the Northeast corner of Lot 4 in "CALLAHAN'S FIRST ADDITION, MOUNT VERNON, WASHINGTON," as per plat recorded in Volume 7 of Plats, page 11, records of Skagit County, Washington; thence South $1^{\circ}22'$ East along the East line of said plat, a distance of 6.50 feet; thence North $89^{\circ}35'$ East, a distance of 7.04 feet; thence North $1^{\circ}12'$ West, a distance of 6.50 feet to a point on the North line of said Lot 4, if extended Easterly; thence South $89^{\circ}35'$ West along said extended North line of said Lot 4, a distance of 7.06 feet to the point of beginning.

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