

When recorded return to:  
David O'Connor  
3796 Old Highway 99 North Road  
Burlington, WA 98233



201603170046

Skagit County Auditor \$75.00  
3/17/2016 Page 1 of 3 1:59PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

4100 194th St. SW, #230  
Lynnwood, WA 98036

Escrow No.: 500038843

**CHICAGO TITLE**  
**500038843** **SPECIAL WARRANTY DEED**  
(Not Statutory)

THE GRANTOR(S)

Morgan Kashuk and Sarah Kashuk, husband and wife

for and in consideration of

Ten And No/100 Dollars (\$10.00) , and other valuable consideration

in hand paid, bargains, sells, and conveys to

David O'Connor, an unmarried person

the following described estate, situated in the County of Skagit, State of Washington:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

PTN NE SW, 20-36-04

Tax Parcel Number(s): P49533 / 360420-0-013-0005

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2016880

MAR 17 2016

Dated: March 14, 2016

*M Kash*

Morgan Kashuk

*Sarah Kashuk*

Sarah Kashuk

Amount Paid \$ 5,923.50  
Skagit Co. Treasurer  
By *MAM* Deputy

SPECIAL WARRANTY DEED  
(continued)

State of WASHINGTON  
County of SKAGIT King

I certify that I know or have satisfactory evidence that Morgan Kashuk and Sarah Kashuk are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 3/18/2016

Name: *Candy Lara*  
Notary Public in and for the State of WA  
Residing at: Bothell  
My appointment expires: 9-19-2017



**EXHIBIT "A"**  
Legal Description

**For APN/Parcel ID(s): P49533 / 360420-0-013-0005**

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That portion of the Northeast Quarter of the Southwest Quarter of Section 20, Township 36 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the Westerly right-of-way line of Old Highway 99, which is 500 feet Southerly (as measured along said Westerly line) of its intersection with the South line of the Old Wagon Road in said subdivision, said point being the Southeast corner of a tract conveyed to G.E. Hemphill and Annie Hemphill, husband and wife, by deed dated January 14, 1953, recorded May 19, 1953, under Auditor's File No. 488473, records of Skagit County, Washington;  
thence West along the South line of said Hemphill Tract and said South line extended West a distance of 370 feet;  
thence Southerly parallel with the Westerly right-of-way of said Highway a distance of 320 feet;  
thence East to a point on the Westerly line of said highway, which is a distance of 320 feet Southerly of the point of beginning;  
thence Northerly along said Westerly line a distance of 320 feet to the point of beginning.

Situated in Skagit County, Washington.