



201604290052

Skagit County Auditor

\$74.00

4/29/2016 Page

1 of

2 9:44AM

When recorded return to:

Samuel Addae Veritas and Tessa Dean Veritas
18446 Cascade Street
Mount Vernon, WA 98273

STATUTORY WARRANTY DEED

THE GRANTOR(S) N.W. Home Renovators, LLC, A Washington limited liability company

for and in consideration of \$10.00 and good and other valuable considerations

in hand paid, conveys, and warrants to Tessa Dean Veritas and Samuel Addae Veritas, wife and husband the following described real estate, situated in the County of Skagit, State of Washington:

Lots 11 and 12, Block 2, "MARTIN & BAILEY'S ADDITION TO WEST MT. VERNON, SKAGIT COUNTY, WASH.," as per plat recorded in Volume 1 of Plats, page 48, records of Skagit County, Washington.

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

Abbreviated Legal:

Subect to Schedule "B" attached hereto and made a part hereof

Tax Parcel Number(s): P67361 3950-002-012-0022

Dated: April 27, 2016

N.W. Home Renovators, LLC, a Washington
limited liability company

By: 

Jason Grow, Managing Member

Land Title and Escrow

154901-0

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20161634

APR 29 2016

Amount Paid \$ 3306.90

Skagit Co. Treasurer

By  Deputy

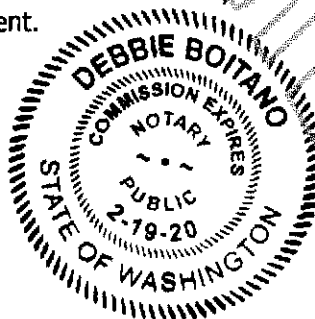
State of Washington
County of Snohomish

I certify that I know or have satisfactory evidence that Jason Grow (~~is~~are) the person(s) who appeared before me, and said person(s) acknowledge that (~~he~~she/they) signed this instrument, on oath state that (~~he~~she/they) (~~is~~are) authorized to execute the instrument and acknowledged it as the Managing Member of N.W. Home Renovators, LLC to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 4/27/16


Notary Public in and for the State of Washington

My appointment expires: 2-19-2020



LPB 10-05

EXCEPTIONS:

A. TITLE NOTIFICATION, AND THE TERMS AND CONDITIONS THEREOF:

Between:	Skagit County
And:	Sandra Mathews and William McCord
Recorded:	July 12, 2012
Auditor's File No.:	201207120018
Regarding:	

This parcel is located in a "Special Flood Hazard Area" as identified on the Flood Insurance Rate Map (FIRM) and as adopted by Skagit County. This parcel is subject to periodic flooding and may also be prone to other hazards caused by flooding. The Flood Disaster Protection Act of 1973 and the National Flood Insurance Reform Act of 1994 mandate the purchase of flood insurance as a condition of Federal or Federally related financial assistance for acquisition and/or construction of building in Special Flood Hazard Areas. Skagit County participates in the National Flood Insurance Program (NFIP) thereby making all properties eligible for flood insurance.

All new construction or substantial improvements to structures are subject to Skagit County Building Codes per SCC Title 15 and Skagit County Flood Damage Prevention Ordinance Title 14. Any building determined to be in violation of state or local floodplain management regulations or ordinances cannot be covered by flood insurance nor can an existing policy be renewed where violations occur. The Skagit County Planning and Permit Center maintains information related to state and local regulations, flood protection measures, flood hazard zones and in some cases potential flood depths.