



201607140119

When recorded return to:
Richard S. Roach and Berta A. Roach
419 Jefferson Street
Mount Vernon, WA 98274

Skagit County Auditor \$75.00
7/14/2016 Page 1 of 3 3:37PM

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620027463

CHICAGO TITLE
620027463

STATUTORY WARRANTY DEED

THE GRANTOR(S) David Thornburg, an unmarried man
for and in consideration of Ten And No/100 Dollars (\$10.00) , and other valuable consideration
in hand paid, conveys, and warrants to Richard S. Roach and Berta A. Roach, husband and wife

the following described real estate, situated in the County of Skagit, State of Washington:
The West 70 feet of Lots 7 and 8, Block 27, Highland Addition to Mount Vernon, according to the
plat thereof recorded in Volume 1 of Plats, page 10, records of Skagit County, Washington.

Situate in Skagit County , Washington

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

Tax Parcel Number(s): P53096 / 3729-027-008-0108,

Subject to:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20162971
JUL 14 2016

Amount Paid \$ **3298.00**
Skagit Co. Treasurer
By **HTB** Deputy

STATUTORY WARRANTY DEED
(continued)

Dated: June 23, 2016

David Thornburg
David Thornburg

State of WASHINGTON
County of SKAGIT

I certify that I know or have satisfactory evidence that David Thornburg is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: June 28, 2016

Kathryn A. Freeman
Name: Kathryn A. Freeman
Notary Public in and for the State of WA
Residing at: Snohomish CO
My appointment expires: 9.01.2018

KATHERYN A. FREEMAN
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 9-01-2018

EXHIBIT "A"
Exceptions

1. Any rights, interests, or claims which may exist or arise by reason of the following matters disclosed by survey,

Recording Date: September 13, 2004

Recording No.: 200409130060

Matters shown: fence line at variance with boundary lines

2. City, county or local improvement district assessments, if any.
3. Assessments, if any, levied by City of Mount Vernon.