



201607290002

When recorded return to:

Skagit County Auditor

\$74.00

7/29/2016 Page

1 of

2 8:45AM

Mr. and Mrs. Richard M. Ward
4562 Stanford Avenue NE
Seattle, WA 98105

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 155924-OE ✓

Grantor: Scott T. Doman
Grantee: Richard M. Ward and Sharon Ward

Land

Statutory Warranty Deed

Land Title and Escrow

THE GRANTOR SCOTT T. DOMAN, as his separate property (PROPERTY IS NOT GRANTOR'S PRIMARY RESIDENCE) for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to RICHARD M. WARD and SHARON WARD, husband and wife the following described real estate, situated in the County of Skagit, State of Washington:

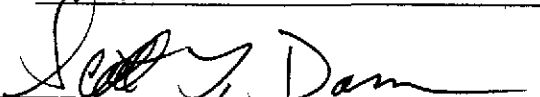
Abbreviated Legal: Lot 106 & Ptn Lot 105, Blk 1, Lake Cavanaugh #3.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 3939-001-106-0001, P66882, 3939-001-105-0002, P66880

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. 155924-OE.

Dated July 26, 2016



Scott T. Doman

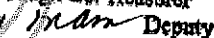
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016 3230

JUL 29 2016

Amount Paid \$ 3120.⁰⁰

Skagit Co. Treasurer

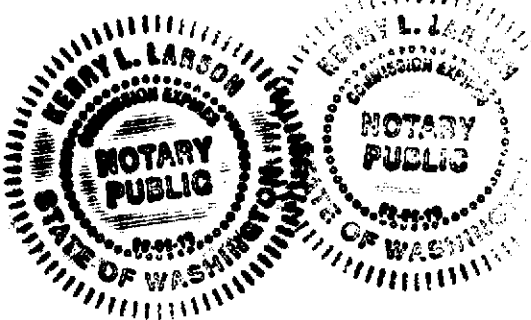
By  Deputy

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Scott T. Doman

is the person who appeared before me, and said person acknowledged that he
signed this instrument and acknowledge it to Be his free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: July 27 2016



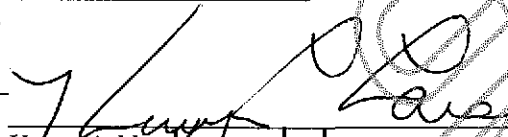

Karen Ashley Kerry L. Larson
Notary Public in and for the State Of Washington
Residing at Sedro Woolley Mount Vernon
My appointment expire: 8-06-2019

EXHIBIT "A"

All of Lot 106 in Block 1 of LAKE CAVANAUGH SUBDIVISION NO. 3, and Lot 105 in Block 1, "LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3," as per plat recorded in Volume 6 of Plats, pages 25 through 31, inclusive, records of Skagit County, Washington, EXCEPT the following described portion of Lot 105:

Beginning at a point on the Northwestern line of said Lot 105, located 30 feet Northeasterly of the most Westerly corner of said Lot;
thence 30 feet Southwesterly along the Northwestern line of said Lot to the most Westerly corner of said Lot 105;
thence South $60^{\circ}40'$ East along the Southwesterly line of said Lot, 226.30 feet to the most Southerly corner of said Lot;
thence North $48^{\circ}47'$ East along the Southeasterly line of said Lot, 60 feet;
thence Northwesterly in a straight line to the point of beginning.

Situate in the County of Skagit, State of Washington.