

Return Address:

Real Advantage, LLC
1000 Commerce Dr., 5th Floor
Pittsburgh, PA 15275



201609090044

Skagit County Auditor

9/9/2016 Page

1 of

4 1:26PM

\$76.00

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)

Document Title(s) (or transactions contained therein): (all areas applicable to your document must be filled in)

- 1. GENERAL WARRANTY DEED
- 2. _____
- 3. _____
- 4. _____

Reference Number(s) of Documents assigned or released:

Additional reference #'s on page _____ of document

Grantor(s) Exactly as name(s) appear on document **GUARDIAN NORTHWEST TITLE CO.**

- 1. ADAM L THURMOND **112058-1**
- 2. Marita Sue Thurmond

Additional names on page _____ of document.

Grantee(s) Exactly as name(s) appear on document

- 1. ADAM LEE THURMOND
- 2. Marita Sue Thurmond

Additional names on page _____ of document.

Legal description (abbreviated: i.e. lot, block, plat or section, township, range)

UNIT 527, BUILDING 2, CASCADE COMMONS, A CONDOMINIUM

Additional legal is on page 3 of document.

Assessor's Property Tax Parcel/Account Number

assigned 4906-002-527-0000 (P125123)

Assessor Tax # not yet

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

"I am signing below and paying an additional \$50 recording fee (as provided in RCW 36.18.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."

Signature of Requesting Party

Note to submitter: Do not sign above nor pay additional \$50 fee if the document meets margin/formatting requirements

After Recording, Return To:
MORTGAGE CONNECT, LP
260 AIRSIDE DRIVE
MOON TOWNSHIP, PA 15108
File No. 799457

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2016 4044
SEP 09 2016

Amount Paid \$
Skagit Co. Treasurer
By *MG* Deputy

GENERAL WARRANTY DEED

This instrument prepared by:
Jay A. Rosenberg, Rosenberg LPA, Washington State Bar Number 50102; 3805 Edwards Road,
Suite 550, Cincinnati, Ohio 45209.

ASSESSOR PARCEL IDENTIFICATION NUMBER:
4906-002-527-0000 (P125123)

ABBREVIATED LEGAL: Unit 527, Building 2, "CASCADE COMMONS, A
CONDOMINIUM",

203
458-61A-201 Exempt

Adam L. Thurmond married to **Marita Sue Thurmond**, hereinafter grantor, whose tax-mailing address is **527 NEFF CIRCLE, BURLINGTON WA, 98233**, without consideration paid, grants and convey with general warranty covenants to **Adam Lee Thurmond** and **Marita Sue Thurmond**, hereinafter grantees, whose tax mailing address is **527 NEFF CIRCLE, BURLINGTON WA, 98233**, the following real property:

SEE "EXHIBIT A" ATTACHED HERETO FOR LEGAL DESCRIPTION

The real property described above is conveyed subject to general warranty covenants, the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: 200705070178 recorded on 05/07/2007

Executed by the undersigned on 8/9, 2016:




Adam L. Thurmond



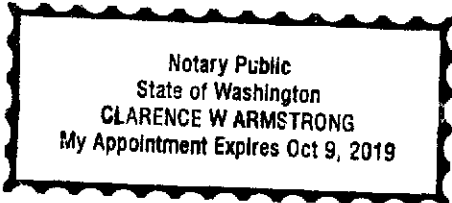
Marita Sue Thurmond

STATE OF WA
COUNTY OF Skasit

The foregoing instrument was acknowledged before me on 08/09, 2016 by **Adam L. Thurmond** and **Marita Sue Thurmond** who are personally known to me or have produced Valid Driver Licenses as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.



Notary Public



Legal Description

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Unit 527, Building 2, "CASCADE COMMONS, A CONDOMINIUM", according to the Declaration thereof recorded October 3, 2006, under Auditor's File No. 200610030110, records of Skagit County, Washington and Survey Map and Plans thereof recorded under Auditor's File No. 200610030109, records of Skagit County, Washington.